

**CNP UTILITY DISTRICT**  
**Minutes of Board of Directors Meeting**  
**September 18, 2025**

The Board of Directors ("Board") of CNP Utility District ("District") met at 3700 Buffalo Speedway, Suite 830, Houston, Texas, on September 18, 2025, in accordance with the duly posted notice of meeting, and the roll was called of the duly constituted officers and members of said Board, as follows:

Renee Granberry, President  
Keith Brown, Vice President  
Ed Hudson, Secretary  
Kirk O'Neal, Asst. Secretary  
Gregory Koch, Asst. Secretary

and all said members were present, except Director Koch, thus constituting a quorum.

Also present were Roy Dukes of Municipal District Services, LLC ("MDS"); Avik Bonnerjee of B&A Municipal Tax Services, LLC ("B&A"); Yaneth Cooper of Municipal Accounts and Consulting, L.P. ("MA&C"); Sarah Richard of A&S Engineers, Inc. ("A&S"); Sam Miskimins and Cheyenne Evans of Champions Hydro-Lawn, Inc. ("Champions"); and Kara Richardson and Brandi Eckersley of Marks Richardson PC ("MRPC").

The President called the meeting to order and declared it open for such business as might regularly come before it.

As the first order of business, the Board deferred questions and comments from the public after noting no one from the public was present.

The Board next considered approval of the minutes of the Board of Directors meeting held on August 21, 2025. After discussion, Director Hudson moved to approve the minutes of the Board of Directors meeting held on August 21, 2025, as written. Director Brown seconded the motion, which passed unanimously.

The Board next considered the status of the contract patrol services from the Harris County Sheriff's Office. Ms. Richardson reviewed the contract patrol security stats for the month of August.

The Board next considered the status of security patrol of the parks. Ms. Richardson noted that the Constable reported that all has been quiet at the parks.

The Board next considered the attached report for the month of August from Champions regarding park maintenance and management. Mr. Miskimins stated that he has been promoted and that Ms. Evans will be presenting the reports regarding park and detention pond maintenance at all future meetings. Ms. Evans then presented the attached pictures of the Cypress Trace Ditch and Cypress Station Reserve "G."

Ms. Evans next presented the attached pictures of the Interstate Commerce Center West detention pond and the Urban Southwest detention pond and noted that both ponds are in good condition.

Ms. Evans next presented the attached pictures of the Lents Family East and West Parks the ("Parks"). She stated that Champions has completed the maintenance of the Parks per the contract. Ms. Evans reported that Champions has power washed the splashpad flooring but noted that the flooring needs to be re-coated. She further stated that several trash cans are rusted and need to be re-placed and recommended the Board authorize Champions to provide a proposal to re-coat the flooring and replace the rusted trash cans, to which the Board agreed.

Ms. Evans next reported on the dog bone-shaped splash area in the dog park located in the west park. She stated that Champions currently cleans the dog splash area twice a week but noted that Champions has been receiving complaints about the water being dirty. She recommended installing a fountain in the splash area to help circulate the water. Ms. Evans also stated that two (2) doggy pot stations need to be replaced. After discussion, the Board requested that Champions bring proposals for the installation of a fountain and replacement of the doggy pot stations to the next meeting for consideration.

Ms. Evans next reported on the status of the soccer fields. She stated that several soccer goal posts have fallen into disrepair and recommended the Board authorize Champions to provide a proposal to remove the old goal posts and replace same, to which the Board agreed.

The Board next deferred receiving the Financial Advisor's recommendation concerning establishment of the District's 2025 tax rate.

Mr. Bonnerjee next presented the attached report relating to the status of collection of taxes for the month of August. He reported that 97.41% of the District's 2024 taxes have been collected through August 31, 2025. After review and discussion of the reports presented, Director Hudson moved to approve the report and to authorize payment on the Tax Account of check nos. 2341 through 2349, inclusive, and a wire transfer, as identified in the report. Director O'Neal seconded the motion, which passed unanimously.

The Board next discussed the status of the District's delinquent tax accounts. Mr. Bonnerjee also discussed the attached District's Delinquent Collections Listing as of September 10, 2025, prepared by Ted A. Cox, P.C.

The Board next considered the status of the sales tax audit being performed by B&A Sales Tax Service. Mr. Bonnerjee presented and reviewed the attached Sales Tax Permit Audit for August 2025.

The Board next considered a report on the District's water, sanitary sewer and storm sewer systems. Mr. Dukes presented the attached operation and maintenance report for the month of July 2025. He reported that 99.3% of the District's water that had been pumped by the District or supplied to the District by the North Harris County Regional Water Authority ("NHCRWA") had been billed during the month of July. Mr. Chapline further noted that all bacteriological samples were negative and that there were no permit excursions at the District's wastewater treatment plant during the month of August.

Mr. Dukes next reported that there are nine (9) accounts on the delinquent list as of September 10, 2025, and no delinquent accounts to be sent to collections.

The Board next considered the status of the NHCRWA. Ms. Richard stated that she had nothing new to report.

The Board next considered the engineers' report, including the status of the design work relative to the Commercial Meter Replacement ("CMR"). Ms. Richard stated that A&S is preparing the easement documents, and the design work for the CMR is ongoing.

The Board next considered the status of the design work relative to the Phase II Wastewater Treatment Plant Rehabilitation. ("WWTP Rehab"). Ms. Richard stated that the design work for the WWTP Rehab is ongoing.

The Board next considered the status of the contract with W.W. Payton Corporation ("WWPC") for the WWTP and WP SCADA System replacement. Ms. Richard stated that the project is complete. She presented pay application no. 4 (final) in the amount of \$253,089.00 and recommended that the Board approve the payment of pay application no. 4 (final) to WWPC. Ms. Richard then presented the Certificate of Final Completion and recommended the Board accept the project as complete. After discussion, Director O'Neal moved to approve the payment of pay application no. 4 (final) and accept the project as complete, as set out above. Director Brown seconded the motion, which passed unanimously.

The Board next considered the status of the contract with W.W. Payton Corporation relative to the replacement of the Motor Control Center ("MCC") at Water Plant No. 1. Ms. Richard presented various brick color options for the MCC building. After discussion, Director Granberry moved to approve option #810 for the brick color. Director O'Neal seconded the motion, which passed unanimously.

The Board next deferred the acceptance of site and/or easement conveyances for facilities constructed or to be constructed for the District.

Ms. Richard next reported on the status of the storm water quality permits. She stated that the Lents Park East and the Lents Park West permit renewals are in place and that the expiration date is October 17, 2025. She stated the North 45 Commerce Park permit renewal is in place and that the expiration date is October 20, 2025. She also stated that the ICC permit renewal application has been submitted to Harris County.

The Board next considered the status of the proposed development in the District, including the proposed patio home development by DR Horton located at 1801 Cypress Station Dr. Ms. Richard stated that she had nothing new to report.

The Board next deferred the request for the issuance of utility commitments.

Ms. Richard next reported on the sidewalk project being performed by Harris County (the "County"). She stated that the County informed A&S that construction will commence in November 2025.

Ms. Richardson next reported that the District received an open records request from the Harris County Attorney's real property department requesting documents pertaining to District owned property and easements located within Cypress Station, Sections 1-3 and related payments to the Cypress Station Association. She stated that MRPC, MA&C and A&S are in the process of compiling the requested information.

The Board next considered the financial and investment reports and invoices presented for payment. Ms. Cooper presented and reviewed the attached District Snapshot report prepared by EVO. She then discussed the attached bookkeeping report, investment inventory report, and bills for payment. After review and discussion of the reports presented, Director Hudson moved to approve the report and to authorize the payment of invoices and wire transfers on the Operating Fund, the Capital Projects Fund at Central Bank, and the Lockbox Account, as identified in the attached report. Director O'Neal seconded the motion, which passed unanimously.

The Board next considered the attached Quarterly Investment Report which had been prepared by MA&C relative to the District's Debt Service Fund, Construction Fund and Operating Fund for the reporting period ending July 31, 2025. After review and discussion, Director Hudson moved to approve the report and to authorize the District's Investment Officer to execute same. Director O'Neal seconded the motion, which unanimously carried.

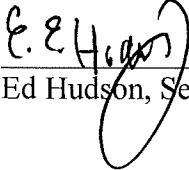
The Board next considered the annual review and approval of an Order Establishing Policy for Investment of District Funds and Appointing Investment Officer ("Order"), including a revised form of Collateral Security Agreement ("CSA") attached thereto. Ms. Richardson presented and discussed the attached Order and CSA form with the Board. After discussion, Director O'Neal moved to approve the Order and CSA form and authorize the President to sign and the Secretary to attest on behalf of the Board and the District. Director Brown seconded the motion, which passed unanimously.

The Board next considered a report related to the District's website. Ms. Richardson presented and reviewed the attached communications report prepared by Touchstone District Services.

The Board next considered review and approval of an Amended and Restated Service Agreement ("Agreement") between the District and Champions. Ms. Richardson reviewed the terms of the Agreement with the Board and noted that Champions has reviewed and executed the Agreement. After discussion, Director O'Neal moved to approve the Agreement and authorized the President to execute same on behalf of the Board and the District. Director Hudson seconded the motion, which passed unanimously.

The Board next considered matters for matters for possible placement on future agendas.

There being no further business to come before the Board, the meeting was adjourned.

  
\_\_\_\_\_  
Ed Hudson, Secretary



## LIST OF ATTACHMENTS

September 18, 2025

1. Champions Report
2. Tax Assessor Collector Report – July 2025
3. Delinquent Tax Roll
4. Ted Cox Report
5. Sales Tax Permit Audit – August 2025
6. Operation and Maintenance Reports & related correspondence
7. Engineering Report and related correspondence
8. EVO Report
9. Bookkeeper's Report
10. Quarterly Investment Report
11. Investment Policy Order and Resolution
12. Touchstone Communications Report



Erosion Control Specialist since 1976

## CNP UTILITY DISTRICT Facilities Report

September 2025



13226 Kaltenbrun ~ Houston, Texas 77086 ~ Phone: 713-703-3516 ~ Office: 281-445-2614

Account Representative: Sam Miskimins ~ Email: [smiskimins@champhydro.com](mailto:smiskimins@champhydro.com)

13226 Kaltenbrun ~ Houston, Texas 77086 ~ Phone: 281-714-1281 ~ Office: 281-445-2614

Parks Representative: Cheyenne Evans ~ Email: [cevens@champhydro.com](mailto:cevens@champhydro.com)



## Cypress Trace Ditch



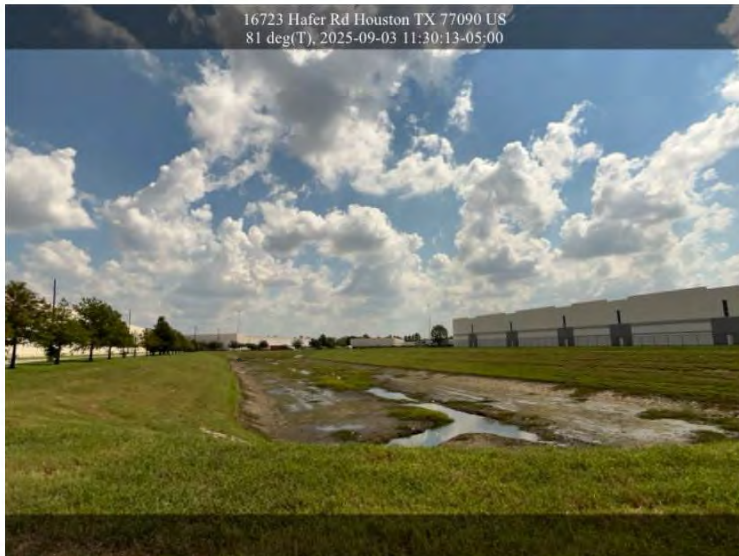


## Cypress Station Reserve G



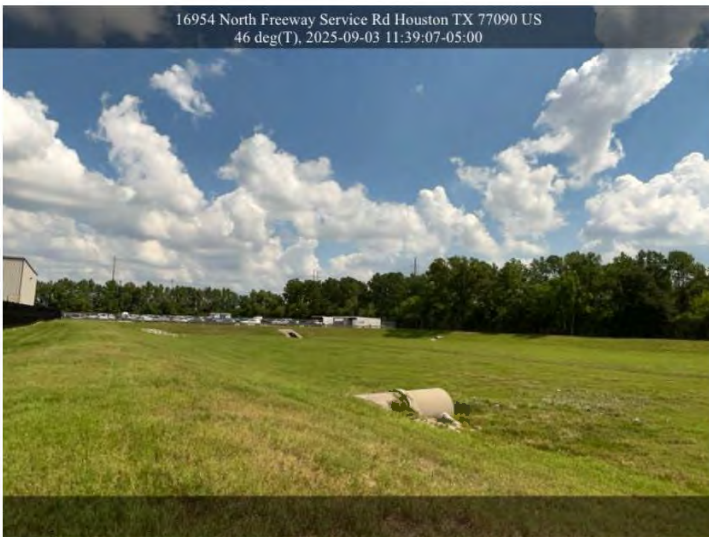


## Interstate Commerce Center

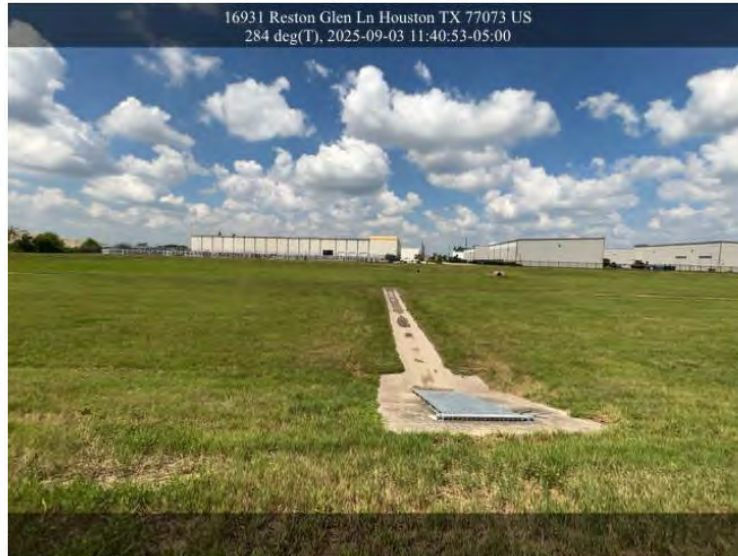




## Urban Southwest











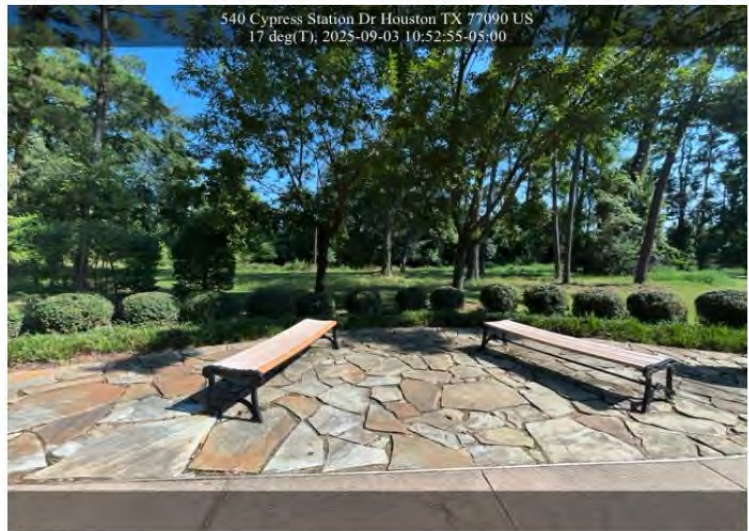
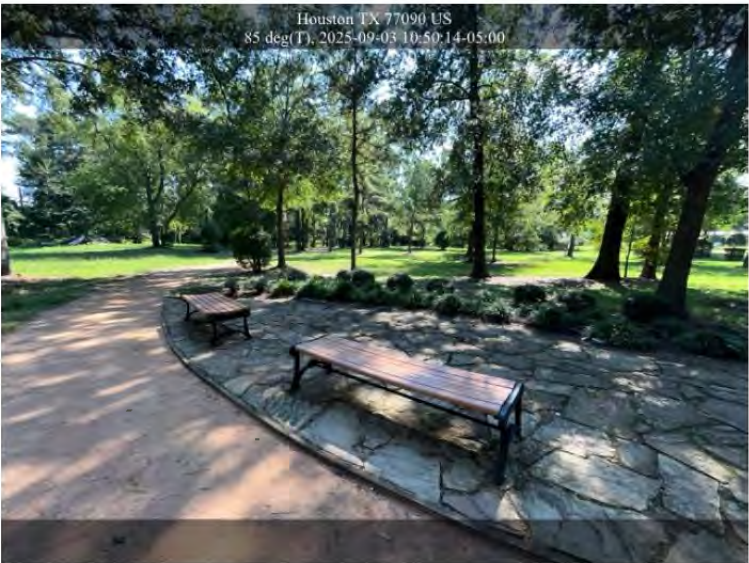
Lents Family Parks – East Park





I. East Park

- Maintenance completed per contract.





540 Cypress Station Dr Houston TX 77090 US  
147 deg(T), 2025-09-03 10:53:04-05:00



540 Cypress Station Dr Houston TX 77090 US  
107 deg(T), 2025-09-03 10:53:28-05:00



Houston TX 77090 US  
8 deg(T), 2025-09-03 10:54:08-05:00



588-598 Cypress Station Dr Houston TX 77090 US  
217 deg(T), 2025-09-03 10:55:30-05:00



542-586 Cypress Station Dr Houston TX 77090 US  
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## Lents Family Parks – West Park



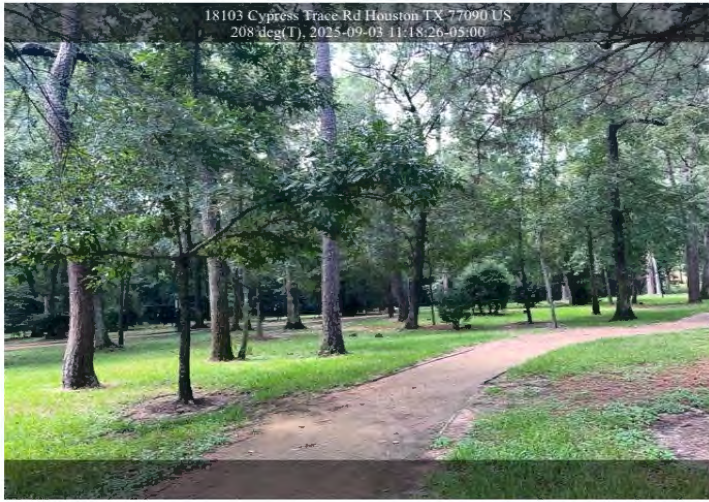


I. West Park

- Maintenance completed per contract.











EAST



WEST



## Reservations for Pavilions:

MONTH	EAST	WEST
January	2	0
February	3	0
March	13	14
April	23	14
May	31	17
June	26	20
July	24	9
August	14	15
September	12	9
<b>TOTALS</b>	<b>148</b>	<b>98</b>

**Splash Pad**

- CLOSED - October 1<sup>st</sup> thru April 30<sup>th</sup>
- Will Open again on June 1<sup>st</sup> – Open every day till August 31<sup>st</sup>
- After Storm – Power wash / Flush





***The Ethoscapes family of landscape businesses include: Westco Grounds Maintenance, Champion's Hydro-Lawn, Houston Landscapes Unlimited, and Tree60.***

***Thank you for business!***



MUNICIPAL TAX SERVICE,LLC

Honesty | Efficiency | Transparency | Accountability | Continuity

## CNP UTILITY DISTRICT

FOR THE MONTH ENDING

August 31, 2025



MUNICIPAL TAX SERVICE, LLC

**CNP UD – JUR 131**  
FOR THE PERIOD ENDING 8/31/2025

**RECEIVABLES SUMMARY**

2024 Balance Forward Levy at 10/31/24 FYE	\$2,786,799.61	
CAD Changes / Uncollectible	<u>(\$61,037.11)</u>	2,725,762.50
Outstanding Balance forward Prior Years (2023-2009) at 10/31/24 FYE	\$110,073.59	
CAD Changes / Uncollectible	<u>(\$104,040.06)</u>	6,033.53
Total Levy to be collected		<b>2,731,796.03</b>
Collection prior months (all years)	<u>(\$2,619,176.37)</u>	
2024 Taxes Collected net NSF & KR Refunds during current month	\$16,037.34	
Taxes Collected for Prior Years net NSF & KR Refunds during current month	<u>\$7,147.25</u>	<b>(2,595,991.78)</b>
Total Outstanding Balance		<b><u>135,804.32</u></b>

**TAX ACCOUNT**

**Beginning Balance – Tax Account**

**291,679.24**

**Income**

Taxes Collected current Year	\$925.27
Taxes Collected Prior Year	\$115.54
10% Rendition Penalty	\$11.57
Penalties & Interest	\$251.67
Collection Fee Paid	\$248.79
Overpayments	\$0.00
NSF or Reversals, Bank Charges	\$0.00
Other Fees & Court Costs, Etc	\$0.00
Escrow / Prepaid	\$0.00
<b>SIT Overages / Dealer Inventory Collected</b>	\$8,926.28
CCI Overpayment	<u>\$0.00</u>
	<b>\$10,479.12</b>

**302,158.36**

**Expenses**

WIRE CNP UD - Debt Service Fund	\$100,000.00
CK# 2341 HCAD- 4th Qtr CAD fee Inv. CI-00005510	\$5,163.00
CK# 2342 Ted A. Cox, P.C. - Atty Fee Delq Coll & Exp (8/2025)	\$279.44
CK# 2343 Cypress Station Drive Investors LLC- Correction Roll 12 (TY 2024) (2 Accts)	\$4,375.57
CK# 2344 CAF Arden Cypress Owner LLC- Correction Roll 12 (TY 2024)	\$8,027.14
CK# 2345 GWR Preakness LLC- Correction Roll 12 (TY 2024)	\$2,129.71
CK# 2346 Pingree 2000 Real Estate Holdings LLC- Correction Roll 12 (TY 2024)	\$2,430.19
CK# 2347 Cypress Station Drive Investors LLC c/o Wilson & Franco- Correction Roll 24 (TY 2023)	\$7,262.79
CK# 2348 B & A Municipal Tax Service LLC - Inv. 131-411	\$3,284.20
CK# 2349 B & A Municipal Tax Service LLC - Inv. 131-412	<u>\$378.39</u>
	<b>\$133,330.43</b>

**Ending Balance –Tax Account**

**168,827.93**



MUNICIPAL TAX SERVICE,LLC

## CNP UD – JUR 131

FOR THE PERIOD ENDING 8/31/2025

### OUTSTANDING TAXES – YEAR TO DATE

TAX YEAR	BALANCE FORWARD @ 10/01/24	SUPPLEMENTS & CORRECTIONS CAD	UNCOLLECTIBLE	COLLECTIONS	OUTSTANDING TAXES	COLLECTIONS PERCENTAG
2024	\$2,561,295.72	\$164,466.78	\$0.00	\$2,655,139.43	\$70,623.15	97.41%
2023	\$2,736,072.48	(\$104,162.56)	\$0.00	\$2,582,334.11	\$49,575.81	98.12%
2022	\$2,036,168.76	\$176.95	\$0.00	\$2,033,070.63	\$3,275.08	99.84%
2021	\$1,937,518.30	(\$385.63)	\$0.00	\$1,934,636.61	\$2,496.05	99.87%
2020	\$1,988,150.97	(\$123.17)	\$0.00	\$1,985,528.15	\$2,499.65	99.87%
2019	\$1,814,761.10	(\$4.51)	(\$36.18)	\$1,812,174.59	\$2,545.82	99.85%
2018	\$1,661,104.67	\$0.00	(\$1,469.61)	\$1,659,118.42	\$516.64	99.97%
2017	\$1,675,637.88	\$0.00	(\$3,743.24)	\$1,671,529.31	\$365.33	99.98%
2016	\$1,597,491.36	\$0.00	(\$3,162.03)	\$1,593,925.16	\$404.17	99.97%
2015	\$1,544,411.07	\$0.00	(\$1,065.21)	\$1,542,881.37	\$464.49	99.97%
2014	\$1,560,064.09	\$0.00	(\$521.48)	\$1,558,876.05	\$666.56	99.96%
2013	\$1,538,692.02	\$0.00	(\$1,173.10)	\$1,536,755.15	\$763.77	99.95%
2012	\$1,542,534.78	\$0.00	(\$4,141.25)	\$1,537,622.65	\$770.88	99.95%
2011	\$1,478,747.13	\$0.00	(\$3,854.74)	\$1,474,474.06	\$418.33	99.97%
2010	\$1,424,481.72	\$0.00	(\$1,550.55)	\$1,422,601.14	\$330.03	99.98%
2009	\$1,466,381.79	\$0.00	(\$12,822.21)	\$1,453,471.02	\$88.56	99.99%
					<b>\$135,804.32</b>	

### EXEMPTIONS & TAX RATES

TAX YEAR	HOMESTEAD EXEMPTION	OVER 65 / DISABLED	M & O RATE	DEBT SERVICE RATE	CONTRACT TAX RATE	TOTAL RATE
2024	20.00%	15,000	0.00000	0.29000	0.00000	0.29000
2023	20.00%	15,000	0.00000	0.29000	0.00000	0.29000
2022	20.00%	15,000	0.00000	0.25500	0.00000	0.25500
2021	20.00%	15,000	0.00000	0.25800	0.00000	0.25800
2020	20.00%	15,000	0.00000	0.28000	0.00000	0.28000
2019	20.00%	15,000	0.00000	0.28000	0.00000	0.28000
2018	20.00%	15,000	0.00000	0.28000	0.00000	0.28000
2017	20.00%	15,000	0.00000	0.28000	0.00000	0.28000
2016	20.00%	15,000	0.00000	0.28000	0.00000	0.28000
2015	20.00%	15,000	0.00000	0.30000	0.00000	0.30000
2014	20.00%	15,000	0.00000	0.32000	0.00000	0.32000
2013	20.00%	15,000	0.00000	0.33000	0.00000	0.33000
2012	20.00%	15,000	0.00000	0.36000	0.00000	0.36000



MUNICIPAL TAX SERVICE, LLC

**CNP UD – JUR 131**  
FOR THE PERIOD ENDING 8/31/2025

**DISTRICT VALUES**

TAX YEAR	LAND & IMPROVEMENTS	AG NET	PERSONAL PROPERTY	EXEMPTIONS	TOTAL VALUE	SR	KR
2024	805,457,784	0	190,429,574	55,969,262	939,918,096	12	12
2023	811,561,627	0	156,460,400	60,466,805	907,555,222	24	24
2022	695,599,717	2,132	146,576,705	43,611,591	798,566,963	36	36
2021	631,845,539	1,938	162,262,117	43,283,102	750,826,492	48	48
2020	618,333,693	1,938	134,248,505	42,574,250	710,009,886	60	60
2019	558,292,265	1,899	123,393,050	33,559,764	648,127,450	69	69
2018	518,896,194	1,899	111,795,896	37,442,406	593,251,583	80	80
2017	515,178,748	1,860	103,851,781	20,590,369	598,442,020	83	83
2016	492,815,377	1,841	95,417,159	17,701,834	570,532,543	85	85
2015	436,902,874	1,647	94,803,828	16,904,704	514,803,645	61	61
2014	408,543,751	1,822	95,342,777	16,368,373	487,519,977	67	67
2013	383,093,591	0	97,859,751	14,682,978	466,270,364	79	79
2012	359,660,695	0	82,013,489	13,192,246	428,481,938	89	89



MUNICIPAL TAX SERVICE,LLC

**CNP UD – JUR 131**  
FOR THE PERIOD ENDING 8/31/2025

**PROFIT & LOSS**

**CURRENT MONTH**  
**8/01/25 - 8/31/25**

**FISCAL YEAR**  
**11/01/24 - 8/31/2025**

**BEGINNING BALANCE**

**321,977.82**

**305,141.81**

**INCOME**

10% Rendition Penalty	11.57	3,465.89
NSF Fee Collected	0.00	0.00
Dealer Inventory Tax (SIT Overages)	8,926.28	8,926.28
Prepaid/ Escrow Payments	0.00	0.00
Collection Fee	248.79	14,662.38
Court Cost	0.00	701.01
Forfeited Voluntary Overpayments	0.00	17.10
Overpayments	0.00	47,434.15
Penalty & Interest	251.67	17,104.64
Taxes Collected	1,040.81	2,758,491.01
<b>Total Income</b>	<b>10,479.12</b>	<b>2,850,802.46</b>

**EXPENSES**

Audit/Records	45.00	295.00
Affidavits / Certified Tax Statements	0.00	150.00
Bond Premium	0.00	250.00
CAD Fees	0.00	14,462.00
Certificate of Value	0.00	0.00
Copies	302.40	1,708.00
Correction Roll Refunds	24,720.42	136,161.31
Rendition Refunds	0.00	0.00
Continuing Disclosure	425.00	425.00
Delinquent Tax Attorney Assistance	15.00	60.00
Delinquent Tax Attorney Expense	101.34	11,586.79
Delinquent Tax Attorney Fee	850.16	4,265.31
Estimate of Value	0.00	0.00
FA Assistance	0.00	0.00
Processing / tracking of Installments	21.25	148.75
Unclaimed Property Processing	0.00	0.00
Legal Notices	0.00	847.90
Mailing & Handling	16.51	1,729.04
Maps	0.00	0.00
Meeting Travel & Mileage	102.08	1,877.60
Overpayment Refund	0.00	62,216.24
Public Hearing	0.00	650.00
Research	0.00	60.00
Records Management	12.72	648.39
Rendition 5% to CAD	0.00	420.67
Rendition Refunds	0.00	1,442.28
Roll Update & Processing	402.50	2,360.00
Supplies	0.00	14.83
Tax Assessor Collector Fee – AB	3,284.20	32,006.80
Tax Rate Preparation & Calculation	0.00	0.00
Transfer to Debt Service	0.00	2,580,000.00
	<b>30,298.58</b>	<b>2,853,785.91</b>

**ENDING BALANCE**

**302,158.36**

**302,158.36**





MUNICIPAL TAX SERVICE,LLC

**CNP UTILITY DISTRICT**  
FOR THE PERIOD ENDING 08/22/2025

**PLEDGED SECURITIES REPORT**

SECURITIES PLEDGED AT 105% OVER FDIC INSURED \$250,000

**COLLATERAL SECURITY AGREEMENT ON FILE :** YES

**TAX BANK ACCOUNT HELD AT:** WELLS FARGO / BANK OF NEW YORK MELLON

**COLLATERAL SECURITY REQUIRED:** \$104,804.77

**TYPE OF PLEDGED INVESTMENT:** GNMA  
FNMA

**IN COMPLIANCE W/ DISTRICT INVESTMENT POLICY:** YES

STATE OF TEXAS §

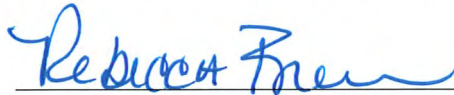
COUNTY OF HARRIS §

Avik Bonnerjee, being duly sworn, says that he is the Tax Assessor-Collector for the above named District and the foregoing contains a true and correct report accounting for all taxes collected for said District during the month therein stated.

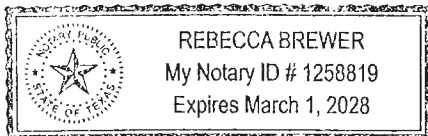


Avik Bonnerjee, RTA

SWORN TO AND SUBSCRIBED BEFORE ME, this 1<sup>st</sup> day of September 2025.



Rebecca Brewer  
Notary Public, State of Texas  
Notary ID #1258819



My Commission Expires March 1, 2028





MUNICIPAL TAX SERVICE,LLC

PAYMENT FROM: CNP UD - TAX ACCOUNT WELLS FARGO:

**\$100,000.00**

DEPOSIT FUNDS TO:

CNP UD – DEBT SERVICE

CHECK #    WIRE

DATE:        SEPTEMBER 2025



HARRIS CENTRAL APPRAISAL DISTRICT  
BUDGET AND FINANCE DIVISION - ACCOUNTS RECEIVABLE  
PO BOX 924208  
HOUSTON, TX 77292-4208  
UNITED STATES OF AMERICA  
PHONE: +1 (713) 8087659  
FAX: +1 (713) 9577410

## COPY INVOICE

Invoice Number: CI-00005510  
Invoice Date: 08/18/2025  
Due Date: 09/30/2025  
Terms: DUE UPON RECEIPT  
Customer ID: 131

**Bill To:**

CNP UTILITY DISTRICT  
MS RENEE S GRANBERRY  
3700 BUFFALO SPEEDWY STE 830  
HOUSTON, TX 77098

**Remit To:**

HARRIS CENTRAL APPRAISAL DISTRICT  
Budget and Finance Division - Accounts Receivable  
PO Box 924208  
Houston, TX 77292-4208  
United States of America  
+1 (713) 8087659

Sales Item	Description	Quantity	UOM	Unit Price	Amount
	Fourth Quarter Assessment	1	Quarter	5,163.00	5,163.00
Sub Total					5,163.00
Tax					0.00
Invoice Total					5,163.00

PENALTY AND INTEREST APPLY IF  
NOT PAID BY DUE DATE.

\* SEC 6.06(e), TEXAS PROPERTY TAX CODE

**MAIL TO:**

HARRIS CENTRAL APPRAISAL DISTRICT  
BUDGET AND FINANCE DIVISION -  
ACCOUNTS RECEIVABLE  
PO BOX 924208  
HOUSTON, TX 77292-4208  
UNITED STATES OF AMERICA

Pd Check 2341 Date: 9/1/25

**TED A. COX, P.C.**  
Attorney at Law  
2855 Mangum, Suite 100A  
Houston, Texas 77092  
(713) 956-9400 Office  
(713) 956-8485 Telefax

TED A. COX

August 26, 2025

B&A Municipal Tax Service, LLC  
13333 Northwest Freeway, Suite 250  
Houston, Texas 77040

RE: CNP Utility District – Tax Suits/Collections

Expenses/Fees:

Postage/Copy/Deed/Constable/Online Database Search Fees (August 2025) ..... \$30.65

TOTAL DUE THIS INVOICE ..... \$30.65

**PLEASE MAKE CHECK PAYABLE TO "TED A. COX, P.C."**

002

248.79+

30.65+

279.44

Pd Check

2342 Date: 9/1/25

CNP UD  
Deposits Report  
For Dates 8/1/2025 thru 8/31/2025

Bank	Deposit Date	Deposit No	Ck/Cash	CC	WACH	Deposit Amount
WELLS FARGO BANK	8/7/2025	20250190	1	0	0	60.10
	8/11/2025	20250191	0	0	8	276.78
	8/21/2025	20250192	2	0	0	0.00
	8/22/2025	20250193	5	0	0	0.00
	8/25/2025	20250194	0	0	2	1,215.96
	Total Deposits	5	8	0	10	1,552.84

<u>GL Account Summary</u>	<u>2024</u>	<u>2023</u>	<u>2022</u>	<u>2021</u>	<u>2020</u>	<u>2019</u>	<u>2018</u>
Taxes Paid	-16,037.34	-7,249.13	15.72	15.91	17.26	17.26	17.26
Penalties Paid	1.37		1.57	1.59	1.73	1.73	1.73
P&I Paid	164.65	4.23	7.43	9.62	12.72	15.00	17.09
Coll Fee Paid	206.24	3.58	4.94	5.42	6.34	6.80	7.22
Refund	16,962.61	7,262.79					
	<u>1,297.53</u>	<u>21.47</u>	<u>29.66</u>	<u>32.54</u>	<u>38.05</u>	<u>40.79</u>	<u>43.30</u>

<u>GL Account Summary</u>	<u>2017</u>	<u>Total Report</u>
Taxes Paid	18.47	-23,184.59
Penalties Paid	1.85	11.57
P&I Paid	20.93	251.67
Coll Fee Paid	8.25	248.79
Refund		24,225.40
	<u>49.50</u>	<u>1,552.84</u>

Pd Check 2342 Date: 9/1/25

# 2024 TAX RECEIPT

CNP UTILITY DISTRICT  
AVIK BONNERJEE, TAX ASSESSOR COLLECTOR  
13333 NORTHWEST FREEWAY, SUITE 620  
HOUSTON, TX 77040

Hours: MON - THU 8 - 4 FRI 8 - 12  
Web: WWW.BAMUNITAX.COM

Phone: 713-900-2680  
Fax: 713-900-2685

Jur No	Stmt Date	Delinquent Date	Receipt No
131	8/28/2025	2/1/2025	579

Account No 136-916-002-0001

TAXES ARE DUE UPON RECEIPT. TAXES WILL BECOME DELINQUENT AFTER January 31, 2025. PAYMENT MUST BE POSTMARKED BEFORE DELINQUENT DATE TO AVOID ADDITIONAL PENALTIES AND INTEREST.

Taxes that remain delinquent on July 01, 2025 will incur an additional penalty to defray costs of collection per Section 33.07, 33.08 and/or 33.11 of the Texas Property Tax Code.

Please contact the Appraisal District concerning any corrections in appraised value, ownership, address changes or any application for exemptions.  
Harris County Appraisal District  
www.hcad.org 713-957-7800

Owner Name and Address
CYPRESS STATION DRIVE INVESTORS LLC 14160 DALLAS PKWY STE 410 DALLAS, TX 75254-4468
**RETURN SERVICE REQUESTED**

Appraised Values		Property Information		Comparisons of the last six (6) years					
Improvement Land Value	14,067,560 5,932,440	RES C BLK 2 INTERSTATE COMMERCE CENTER	F1	Year	Appraised	Taxable	Rate	Taxes	% Change
				2024	20,000,000	20,000,000	0.290000	58,000.00	0.00%
				2023	20,000,000	20,000,000	0.290000	58,000.00	25.95%
				2022	18,058,843	18,058,843	0.255000	46,050.05	2.36%
				2021	17,436,698	17,436,698	0.258000	44,986.68	-5.16%
		Acreage: 13.61900	2020	16,940,334	16,940,334	0.280000	47,432.94	29.32%	
		Service Address		2019	13,100,000	13,100,000	0.280000	36,680.00	176.02%
100% Assessed Value	20,000,000	2031 CYPRESS STATION DR 77090			% Change between 2024 and 2019				
					52.67%	52.67%	3.57%	58.12%	
Taxing Unit		Less Exemptions		Taxable Value		Tax Rate		Tax Levy	
CNP UD				20,000,000		0.290000 per \$100		58,000.00	

IF YOU ARE 65 YEARS OF AGE OR OLDER OR ARE DISABLED AND THE PROPERTY DESCRIBED IN THIS DOCUMENT IS YOUR RESIDENCE HOMESTEAD, YOU SHOULD CONTACT THE APPRAISAL DISTRICT REGARDING ANY ENTITLEMENT YOU MAY HAVE TO A POSTPONEMENT IN THE PAYMENT OF THESE TAXES.

Current Taxes Due 58,000.00

Payment Date	Due Before Payment	Paid By	Taxes Paid	CAD Penalties Paid	P & I Paid	Atty Fee Paid	Other Paid	Total Payment
12/30/2024 08/22/2025	61,221.63 0.00	CYPRESS STATION DRIVE INVESTORS LLC CYPRESS STATION DRIVE INVESTORS LLC	61,221.63 -3,221.63	0.00 0.00	0.00 0.00	0.00 0.00	0.00 0.00	61,221.63 0.00
2024 Paid in Full								
Total Paid							61,221.63	

2024 < 3,221.63+  
1,153.94+  
002  
4,375.57

Correction Roll  
# 12

< \$3,221.63 >

Pd Check 2343 Date: 9/1/25

# 2024 TAX RECEIPT

CNP UTILITY DISTRICT  
AVIK BONNERJEE, TAX ASSESSOR COLLECTOR  
13333 NORTHWEST FREEWAY, SUITE 620  
HOUSTON, TX 77040

Hours: MON - THU 8 - 4 FRI 8 - 12  
Web: WWW.BAMUNITAX.COM

Phone: 713-900-2680  
Fax: 713-900-2685

Jur No	Stmnt Date	Delinquent Date	Receipt No
131	8/28/2025	2/1/2025	580

Account No 136-916-003-0001

**TAXES ARE DUE UPON RECEIPT. TAXES WILL BECOME DELINQUENT AFTER January 31, 2025. PAYMENT MUST BE POSTMARKED BEFORE DELINQUENT DATE TO AVOID ADDITIONAL PENALTIES AND INTEREST.**

Taxes that remain delinquent on July 01, 2025 will incur an additional penalty to defray costs of collection per Section 33.07, 33.08 and/or 33.11 of the Texas Property Tax Code.

Please contact the Appraisal District concerning any corrections in appraised value, ownership, address changes or any application for exemptions.  
Harris County Appraisal District  
www.hcad.org 713-957-7800

Owner Name and Address
CYPRESS STATION DRIVE INVESTORS LLC C/O HILLWOOD ATTN: LAURIE D ZIRPEL 14160 DALLAS PKWY STE 410 DALLAS, TX 75254-4468
**RETURN SERVICE REQUESTED**

Appraised Values		Property Information		Comparisons of the last six (6) years							
Improvement Land Value	6,724,290 3,275,710	RES D BLK 3 INTERSTATE COMMERCE CENTER	F1	Year	Appraised	Taxable	Rate	Taxes	% Change		
				2024	10,000,000	10,000,000	0.290000	29,000.00	0.00%		
				2023	10,000,000	10,000,000	0.290000	29,000.00	20.46%		
				2022	9,441,157	9,441,157	0.255000	24,074.95	4.11%		
		Acreage: 7.52000		2021	8,963,302	8,963,302	0.258000	23,125.32	23.09%		
		Service Address		2020	6,709,666	6,709,666	0.280000	18,787.06	67.52%		
		2032 CYPRESS STATION DR 77090		2019	4,005,262	4,005,262	0.280000	11,214.73	82.89%		
		100% Assessed Value		10,000,000				% Change between 2024 and 2019			
				149.67%		149.67%		3.57%		158.59%	
Taxing Unit		Less Exemptions		Taxable Value		Tax Rate		Tax Levy			
CNP UD				10,000,000		0.290000 per \$100		29,000.00			
IF YOU ARE 65 YEARS OF AGE OR OLDER OR ARE DISABLED AND THE PROPERTY DESCRIBED IN THIS DOCUMENT IS YOUR RESIDENCE HOMESTEAD, YOU SHOULD CONTACT THE APPRAISAL DISTRICT REGARDING ANY ENTITLEMENT YOU MAY HAVE TO A POSTPONEMENT IN THE PAYMENT OF THESE TAXES.						Current Taxes Due		29,000.00			

Payment Date	Due Before Payment	Paid By	Taxes Paid	CAD Penalties Paid	P & I Paid	Atty Fee Paid	Other Paid	Total Payment
12/30/2024 08/22/2025	30,153.94 0.00	CYPRESS STATION DRIVE INVESTORS LLC CYPRESS STATION DRIVE INVESTORS LLC	30,153.94 -1,153.94	0.00 0.00	0.00 0.00	0.00 0.00	0.00 0.00	30,153.94 0.00
<div>Correction Roll</div> <div># 12</div> <div>Pd Check 2343 Date: 9/1/25</div> <div>&lt; \$1,153.94 &gt;</div>								
2024 Paid in Full							Total Paid	30,153.94

# 2024 TAX RECEIPT

CNP UTILITY DISTRICT  
AVIK BONNERJEE, TAX ASSESSOR COLLECTOR  
13333 NORTHWEST FREEWAY, SUITE 620  
HOUSTON, TX 77040

Hours: MON - THU 8 - 4 FRI 8 - 12  
Web: WWW.BAMUNITAX.COM

Phone: 713-900-2680  
Fax: 713-900-2685

Jur No	Stmnt Date	Delinquent Date	Receipt No
131	8/28/2025	2/1/2025	334

Account No	042-185-000-0661
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TAXES ARE DUE UPON RECEIPT. TAXES WILL BECOME DELINQUENT AFTER January 31, 2025. PAYMENT MUST BE POSTMARKED BEFORE DELINQUENT DATE TO AVOID ADDITIONAL PENALTIES AND INTEREST.

Taxes that remain delinquent on July 01, 2025 will incur an additional penalty to defray costs of collection per Section 33.07, 33.08 and/or 33.11 of the Texas Property Tax Code.

Please contact the Appraisal District concerning any corrections in appraised value, ownership, address changes or any application for exemptions.  
Harris County Appraisal District  
www.hcad.org 713-957-7800

Owner Name and Address
CAF ARDEN CYPRESS OWNER LLC 2601 NETWORK BLVD STE 400 FRISCO, TX 75034-9087
**RETURN SERVICE REQUESTED**

Appraised Values		Property Information		Comparisons of the last six (6) years						
Improvement Land Value	24,842,808 5,757,192	TRS 28C-6 & 28C-14 TR A HOLLOW TREE APTS R/P ABST 315 D HARMON  Acreage: 18.88100  Service Address 905 CYPRESS STATION DR 77090 77090		B1	Year	Appraised	Taxable	Rate	Taxes	% Change
					2024	30,600,000	30,600,000	0.290000	88,740.00	-12.57%
					2023	35,000,000	35,000,000	0.290000	101,500.00	42.16%
					2022	28,000,000	28,000,000	0.255000	71,400.00	20.32%
					2021	23,000,000	23,000,000	0.258000	59,340.00	-7.86%
					2020	23,000,000	23,000,000	0.280000	64,400.00	39.23%
					2019	16,520,000	16,520,000	0.280000	46,256.00	143.41%
					% Change between 2024 and 2019					
100% Assessed Value		30,600,000		85.23%		85.23%	3.57%	91.85%		
Taxing Unit		Less Exemptions		Taxable Value		Tax Rate		Tax Levy		
CNP UD				30,600,000		0.290000 per \$100		88,740.00		
IF YOU ARE 65 YEARS OF AGE OR OLDER OR ARE DISABLED AND THE PROPERTY DESCRIBED IN THIS DOCUMENT IS YOUR RESIDENCE HOMESTEAD, YOU SHOULD CONTACT THE APPRAISAL DISTRICT REGARDING ANY ENTITLEMENT YOU MAY HAVE TO A POSTPONEMENT IN THE PAYMENT OF THESE TAXES.						Current Taxes Due		88,740.00		

Payment Date	Due Before Payment	Paid By	Taxes Paid	CAD Penalties Paid	P & I Paid	Atty Fee Paid	Other Paid	Total Payment
01/13/2025 08/22/2025	96,767.14 0.00	CBRE LOAN SERVICES INC CAF ARDEN CYPRESS OWNER LLC	96,767.14 -8,027.14	0.00 0.00	0.00 0.00	0.00 0.00	0.00 0.00	96,767.14 0.00
Correction Roll # 12								
Pd Check 23/44							Date: 9/1/25	
2024 Paid in Full							Total Paid	96,767.14

# 2024 TAX RECEIPT

CNP UTILITY DISTRICT  
AVIK BONNERJEE, TAX ASSESSOR COLLECTOR  
13333 NORTHWEST FREEWAY, SUITE 620  
HOUSTON, TX 77040

Hours: MON - THU 8 - 4 FRI 8 - 12  
Web: WWW.BAMUNITAX.COM

Phone: 713-900-2680  
Fax: 713-900-2685

Jur No	Stmt Date	Delinquent Date	Receipt No
131	8/28/2025	2/1/2025	378

Account No 108-225-000-0004

TAXES ARE DUE UPON RECEIPT. TAXES WILL BECOME DELINQUENT AFTER January 31, 2025. PAYMENT MUST BE POSTMARKED BEFORE DELINQUENT DATE TO AVOID ADDITIONAL PENALTIES AND INTEREST.

Taxes that remain delinquent on July 01, 2025 will incur an additional penalty to defray costs of collection per Section 33.07, 33.08 and/or 33.11 of the Texas Property Tax Code.

Please contact the Appraisal District concerning any corrections in appraised value, ownership, address changes or any application for exemptions.  
Harris County Appraisal District  
www.hcad.org 713-957-7800

Owner Name and Address
GWR PREAKNESS LLC 2000 WEST LOOP SOUTH STE 1050 HOUSTON, TX 77027-3516
**RETURN SERVICE REQUESTED**

Appraised Values		Property Information		Comparisons of the last six (6) years					
Improvement Land Value	9,674,709 2,125,291	RES D1 PREAKNESS APARTMENTS CYPRESS STATION SEC 1  Acreage: 6.97000  B1	Year	Appraised	Taxable	Rate	Taxes	% Change	
			2024	11,800,000	11,800,000	0.290000	34,220.00	-5.60%	
			2023	12,500,000	12,500,000	0.290000	36,250.00	24.70%	
			2022	11,400,000	11,400,000	0.255000	29,070.00	27.68%	
			2021	8,825,000	8,825,000	0.258000	22,768.50	4.25%	
			2020	7,800,000	7,800,000	0.280000	21,840.00	0.00%	
			2019	7,800,000	7,800,000	0.280000	21,840.00	11.32%	
100% Assessed Value	11,800,000	Service Address		% Change between 2024 and 2019					
		210 WELLS FARGO DR 224 77090		51.28%		51.28%	3.57%	56.68%	
Taxing Unit		Less Exemptions		Taxable Value		Tax Rate		Tax Levy	
CNP UD				11,800,000		0.290000 per \$100		34,220.00	
IF YOU ARE 65 YEARS OF AGE OR OLDER OR ARE DISABLED AND THE PROPERTY DESCRIBED IN THIS DOCUMENT IS YOUR RESIDENCE HOMESTEAD, YOU SHOULD CONTACT THE APPRAISAL DISTRICT REGARDING ANY ENTITLEMENT YOU MAY HAVE TO A POSTPONEMENT IN THE PAYMENT OF THESE TAXES.				Current Taxes Due			34,220.00		

Payment Date	Due Before Payment	Paid By	Taxes Paid	CAD Penalties Paid	P & I Paid	Atty Fee Paid	Other Paid	Total Payment
01/20/2025 08/22/2025	36,349.71 0.00	JLL REAL ESTATE CAPITAL LLC GWR PREAKNESS LLC	36,349.71 -2,129.71	0.00 0.00	0.00 0.00	0.00 0.00	0.00 0.00	36,349.71 0.00
Correction Roll # 12								
Pd Check 2345							Date: 9/1/25	
2024 Paid in Full							Total Paid	36,349.71



# 2024 TAX RECEIPT

CNP UTILITY DISTRICT  
AVIK BONNERJEE, TAX ASSESSOR COLLECTOR  
13333 NORTHWEST FREEWAY, SUITE 620  
HOUSTON, TX 77040

Hours: MON - THU 8 - 4 FRI 8 - 12  
Web: WWW.BAMUNITAX.COM

Phone: 713-900-2680  
Fax: 713-900-2685

Jur No	Stmnt Date	Delinquent Date	Receipt No
131	8/28/2025	2/1/2025	564

Account No 134-636-001-0002

**TAXES ARE DUE UPON RECEIPT. TAXES WILL BECOME DELINQUENT AFTER January 31, 2025. PAYMENT MUST BE POSTMARKED BEFORE DELINQUENT DATE TO AVOID ADDITIONAL PENALTIES AND INTEREST.**

Taxes that remain delinquent on July 01, 2025 will incur an additional penalty to defray costs of collection per Section 33.07, 33.08 and/or 33.11 of the Texas Property Tax Code.

Please contact the Appraisal District concerning any corrections in appraised value, ownership, address changes or any application for exemptions.

Harris County Appraisal District  
www.hcad.org 713-957-7800

Owner Name and Address
PINGREE 2000 REAL ESTATE HOLDINGS LLC 600 CORPORATE PARK DR SAINT LOUIS, MO 63105-4204
**RETURN SERVICE REQUESTED**

Appraised Values		Property Information		Comparisons of the last six (6) years					
Improvement Land Value	2,690,842 3,259,158	RES A1 BLK 1 PROLOGIS PARK 45 NORTH  Acreage: 10.97000  F1	Year	Appraised	Taxable	Rate	Taxes	% Change	
			2024	5,950,000	5,950,000	0.290000	17,255.00	3.48%	
			2023	5,750,000	5,750,000	0.290000	16,675.00	18.89%	
			2022	5,500,000	5,500,000	0.255000	14,025.00	3.05%	
			2021	5,275,000	5,275,000	0.258000	13,609.50	-7.42%	
		2020	5,250,000	5,250,000	0.280000	14,700.00	-0.94%		
100% Assessed Value	5,950,000	17046 NORTH FWY 77090	Service Address						
			2019	5,300,000	5,300,000	0.280000	14,840.00	16.10%	
			% Change between 2024 and 2019						
			12.26%	12.26%	3.57%	16.27%			
Taxing Unit		Less Exemptions		Taxable Value		Tax Rate		Tax Levy	
CNP UD				5,950,000		0.290000 per \$100		17,255.00	

IF YOU ARE 65 YEARS OF AGE OR OLDER OR ARE DISABLED AND THE PROPERTY DESCRIBED IN THIS DOCUMENT IS YOUR RESIDENCE HOMESTEAD, YOU SHOULD CONTACT THE APPRAISAL DISTRICT REGARDING ANY ENTITLEMENT YOU MAY HAVE TO A POSTPONEMENT IN THE PAYMENT OF THESE TAXES.

Current Taxes Due 17,255.00

Payment Date	Due Before Payment	Paid By	Taxes Paid	CAD Penalties Paid	P & I Paid	Atty Fee Paid	Other Paid	Total Payment
01/16/2025	19,685.19	Enterprise Holdings Inc	19,685.19	0.00	0.00	0.00	0.00	19,685.19
08/22/2025	0.00	PINGREE 2000 REAL ESTATE HOLDINGS LLC	-2,430.19	0.00	0.00	0.00	0.00	0.00
<b>Correction Roll</b> # <u>12</u>								
Pd Check <u>2346</u>						Date <u>9/1/25</u>		
2024 Paid in Full							Total Paid	19,685.19

# 2023 TAX RECEIPT

CNP UTILITY DISTRICT  
AVIK BONNERJEE, TAX ASSESSOR COLLECTOR  
13333 NORTHWEST FREEWAY, SUITE 620  
HOUSTON, TX 77040

Hours: MON - THU 8 - 4 FRI 8 - 12  
Web: WWW.BAMUNITAX.COM

Phone: 713-900-2680  
Fax: 713-900-2685

Jur No	Stmt Date	Delinquent Date	Receipt No
131	8/28/2025	2/1/2024	425

Account No 136-916-002-0001

TAXES ARE DUE UPON RECEIPT. TAXES WILL BECOME DELINQUENT AFTER January 31, 2024. PAYMENT MUST BE POSTMARKED BEFORE DELINQUENT DATE TO AVOID ADDITIONAL PENALTIES AND INTEREST.

Taxes that remain delinquent on July 02, 2024 will incur an additional penalty to defray costs of collection per Section 33.07, 33.08 and/or 33.11 of the Texas Property Tax Code.

Please contact the Appraisal District concerning any corrections in appraised value, ownership, address changes or any application for exemptions.  
Harris County Appraisal District  
www.hcad.org 713-957-7800

Owner Name and Address
CYPRESS STATION DRIVE INVESTORS LLC 14160 DALLAS PKWY STE 410 DALLAS, TX 75254-4468
**RETURN SERVICE REQUESTED**

Appraised Values		Property Information	Comparisons of the last six (6) years					
Improvement Land Value	14,067,560 5,932,440	RES C BLK 2 INTERSTATE COMMERCE CENTER	Year	Appraised	Taxable	Rate	Taxes	% Change
			2023	20,000,000	20,000,000	0.290000	58,000.00	25.95%
			2022	18,058,843	18,058,843	0.255000	46,050.05	2.33%
			2021	17,436,698	17,436,698	0.258000	44,986.68	-5.16%
			2020	16,940,334	16,940,334	0.280000	47,432.94	29.32%
			2019	13,100,000	13,100,000	0.280000	36,680.00	176.02%
			2018	4,745,952	4,745,952	0.280000	13,288.67	33.33%
			% Change between 2023 and 2018					
				321.41%	321.41%	3.57%	336.46%	
100% Assessed Value	20,000,000							
Taxing Unit		Less Exemptions	Taxable Value		Tax Rate		Tax Levy	
CNP UD			20,000,000		0.290000 per \$100		58,000.00	

IF YOU ARE 65 YEARS OF AGE OR OLDER OR ARE DISABLED AND THE PROPERTY DESCRIBED IN THIS DOCUMENT IS YOUR RESIDENCE HOMESTEAD, YOU SHOULD CONTACT THE APPRAISAL DISTRICT REGARDING ANY ENTITLEMENT YOU MAY HAVE TO A POSTPONEMENT IN THE PAYMENT OF THESE TAXES.

11000 Wilson & Franco  
11000 Richmond Ave  
Ste 350  
Houston, TX 77042

Current Taxes Due	58,000.00

Payment Date	Due Before Payment	Paid By	Taxes Paid	CAD Penalties Paid	P & I Paid	Atty Fee Paid	Other Paid	Total Payment
12/20/2023	63,394.73	CYPRESS STATION DRIVE INVESTORS LLC	63,394.73	0.00	0.00	0.00	0.00	63,394.73
08/21/2025	0.00	CYPRESS STATION DRIVE INVESTORS LLC	-5,394.73	0.00	0.00	0.00	0.00	0.00
2023 Paid in Full								
Total Paid							63,394.73	

Correction Roll  
# 24

< \$5,394.73 >

2023 < 5,394.73 +  
1,368.06 +  
002  
7,262.79 \*

Pd Check 2347 Date 9/1/25

# 2023 TAX RECEIPT

CNP UTILITY DISTRICT  
AVIK BONNERJEE, TAX ASSESSOR COLLECTOR  
13333 NORTHWEST FREEWAY, SUITE 620  
HOUSTON, TX 77040

Hours: MON - THU 8 - 4 FRI 8 - 12  
Web: WWW.BAMUNITAX.COM

Phone: 713-900-2680  
Fax: 713-900-2685

Jur No	Stmt Date	Delinquent Date	Receipt No
131	8/28/2025	2/1/2024	426

Account No 136-916-003-0001

**TAXES ARE DUE UPON RECEIPT. TAXES WILL BECOME DELINQUENT AFTER January 31, 2024. PAYMENT MUST BE POSTMARKED BEFORE DELINQUENT DATE TO AVOID ADDITIONAL PENALTIES AND INTEREST.**

Taxes that remain delinquent on July 02, 2024 will incur an additional penalty to defray costs of collection per Section 33.07, 33.08 and/or 33.11 of the Texas Property Tax Code.

Please contact the Appraisal District concerning any corrections in appraised value, ownership, address changes or any application for exemptions.  
Harris County Appraisal District  
www.hcad.org 713-957-7800

Owner Name and Address
CYPRESS STATION DRIVE INVESTORS LLC C/O HILLWOOD ATTN: LAURIE D ZIRPEL 14160 DALLAS PKWY STE 410 DALLAS, TX 75254-4468
**RETURN SERVICE REQUESTED**

Appraised Values		Property Information		Comparisons of the last six (6) years										
Improvement Land Value	6,724,290 3,275,710	RES D BLK 3 INTERSTATE COMMERCE CENTER	F1	Year	Appraised	Taxable	Rate	Taxes	% Change					
				2023	10,000,000	10,000,000	0.290000	29,000.00	20.46%					
				2022	9,441,157	9,441,157	0.255000	24,074.95	4.11%					
				2021	8,963,302	8,963,302	0.258000	23,125.32	23.09%					
				2020	6,709,666	6,709,666	0.280000	18,787.06	67.52%					
		Acreage: 7.52000	2019	4,005,262	4,005,262	0.280000	11,214.73	82.89%						
		Service Address		2018	2,190,000	2,190,000	0.280000	6,132.00	4.29%					
2032 CYPRESS STATION DR 77090				% Change between 2023 and 2018										
100% Assessed Value		10,000,000				356.62%		356.62%		3.57%		372.93%		
Taxing Unit		Less Exemptions		Taxable Value		Tax Rate		Tax Levy						
CNP UD				10,000,000		0.290000 per \$100		29,000.00						

IF YOU ARE 65 YEARS OF AGE OR OLDER OR ARE DISABLED AND THE PROPERTY DESCRIBED IN THIS DOCUMENT IS YOUR RESIDENCE HOMESTEAD, YOU SHOULD CONTACT THE APPRAISAL DISTRICT REGARDING ANY ENTITLEMENT YOU MAY HAVE TO A POSTPONEMENT IN THE PAYMENT OF THESE TAXES.

C/O Wilson & Franco  
11000 Richmond Ave  
Ste 350  
Houston, TX 77042

Current Taxes Due	29,000.00

Payment Date	Due Before Payment	Paid By	Taxes Paid	CAD Penalties Paid	P & I Paid	Atty Fee Paid	Other Paid	Total Payment
12/20/2023	30,868.06	CYPRESS STATION DRIVE INVESTORS LLC	30,868.06	0.00	0.00	0.00	0.00	30,868.06
08/21/2025	0.00	CYPRESS STATION DRIVE INVESTORS LLC	-1,868.06	0.00	0.00	0.00	0.00	0.00
<b>Correction Roll</b> #24								
Pd Check 2347						Date: 9/11/25		
2023 Paid in Full							Total Paid	30,868.06

# Designation of Tax Refund

**GENERAL INFORMATION:** Pursuant to Tax Code Section 42.43(f), this form is for use by a property owner who prevails in an appeal of an appraisal review board determination to district court to use to designate to whom and/or where a property tax refund is to be sent.

**FILING INSTRUCTIONS:** This entire form must be completed and submitted to the local tax office to process the refund. A separate form must be completed for each appeal and submitted to the local tax office. Do not file this document with the Texas Comptroller of Public Accounts.

## SECTION 1: Taxing Unit Information

Avik Bonnerjee, Tax Assessor/Collector

Collecting (Taxing Unit) Office Name

13333 Northwest Freeway Suite 620, Houston, TX 77040

Mailing Address, City, State, ZIP Code

## SECTION 2: Property Owner Information

Cypress Station Drive Investors, LLC

Property Owner

14160 Dallas Pkwy Suite 410, Dallas, TX 75254

Property Owner Address, City, State, ZIP Code

Property Description: (Provide legal description or other information from appraisal records sufficient to identify the property or attach a copy of the tax receipt.)

2032 CYPRESS STATION DR 77090 RES D BLK 3 INTERSTATE COMMERCE CENTER 7.5200 AC

2031 CYPRESS STATION DR 77090 RES C BLK 2 INTERSTATE COMMERCE CENTER 13.6190 AC

1369160030001, 1369160020001

Property Account Number or Statement Number

2023-47321

Final Judgment Cause Number (Please provide entire number.)

## SECTION 3: Assignment of Right to a Refund

I am the property owner or a duly authorized representative of the property owner entitled to a refund of ad valorem taxes arising from an appeal under Tax Code Chapter 42. By executing this Designation of Tax Refund, the property owner assigns all rights and interest for the tax refund to be delivered to the designated individual or firm.

I, Josie Henry, hereby designate the refund on the above named property be sent to the following:

Please check appropriate box (check only one box)

☒ Property owner – if using different address than above information, please provide in the space below:

☐ Business office of attorney of record in the appeal located at the following mailing address:

☐ Another individual and address as designated in the following information:

Cypress Station Drive Investors, LLC

Name

c/o Wilson & Franco 11000 Richmond Ave. Suite 350 Houston TX 77042

Mailing Address, City, State, ZIP Code

## SECTION 4: Signature and Date

sign  
here

Property Owner or Duly Authorized Representative

7/23/2025

Date



MUNICIPAL TAX SERVICE, LLC

Invoice

Date	Invoice #
9/1/2025	131-411

Bill To
CNP Utility District B&A Municipal Tax Service LLC 13333 Northwest Freeway Suite 620 Houston, TX 77040

Description	Unit Count	Rate	Amount
Avik Bonnerjee, RTA - Tax Assessor Collector Fee September 2025.		2,866.60	2,866.60
2024 Additional Unit Count Invoiced 2025	464	0.90	417.60
Thank you for your business.		Pd Check <u>2348</u> Date: <u>9/1/25</u>	
Total			\$3,284.20



MUNICIPAL TAX SERVICE, LLC

Invoice

Date	Invoice #
9/1/2025	131-412

Bill To
CNP Utility District B&A Municipal Tax Service LLC 13333 Northwest Freeway Suite 620 Houston, TX 77040

Description	Unit Count	Rate	Amount
Copies	649	0.20	129.80
Roll Update & Processing Hrs. - July 2025		132.50	132.50
Records Retention		14.01	14.01
Meeting Travel Time/Mileage/Time (July 2025)		102.08	102.08
		Pd Check <u>2349</u>	Date: <u>9/1/25</u>
Thank you for your business.		<b>Total</b>	\$378.39

Account No/Name/Address								Cad No/Property Descr.					
0682414 RED LOBSTER #840 RED LOBSTER HOSPITALITY LLC ATTN ACCOUNTS PAYABLE PO BOX 4967 ORLANDO, FL 32802-4967								0682414 Business Personal Property CMP F&F INV M&E MISC ASSETS SUP  00302 FM 1960 RD W ; 77090					
								Over 65		No			
								Veteran		No			
								Installment Code		N			
								Due Aug, 2025		Due Sep, 2025		Due Oct, 2025	
Year	Stmt Date	Delq Date	Code	Taxes	Penalties	Payments		Del. P&I	Due	Del. P&I	Due	Del. P&I	Due
2024	2/21/2025	2/1/2025	B	493.00	49.30	0.00		232.11	774.41	238.61	780.91	245.12	787.42
Bankruptcy: 9/6/2024													
0766578 IHOP #1444 INVENTORY JAMAL HAMIDEH 1238 ANNUNCIATION ST UNIT B NEW ORLEANS, LA 70130-4004								0766578 Business Personal Property INV  01414 CYPRESS STATION DR ; 77090 ; 77090					
								Over 65		No			
								Veteran		No			
								Installment Code		N			
								Due Aug, 2025		Due Sep, 2025		Due Oct, 2025	
Year	Stmt Date	Delq Date	Code	Taxes	Penalties	Payments		Del. P&I	Due	Del. P&I	Due	Del. P&I	Due
2021	11/16/2022	1/3/2023		3.56	0.36	3.56		0.26	0.62	0.26	0.62	0.28	0.64
				Payment Date	Payment Amt	Escrow	Taxes	Penalties	Del. P&I	Atty Fees	Other Fees	Refund	
				12/14/2021	3.92	0.00	3.56	0.36	0.00	0.00	0.00	0.00	0.00
				2/22/2022	0.00	0.00	0.00	-0.36	0.00	0.00	0.00	0.00	0.36
				3/1/2022	-0.36	0.00	0.00	0.00	0.00	0.00	0.00	0.00	-0.36
0974148 ARMADILLO PRESS INC C/O J R ROSEN 305 WELLS FARGO DR STE A4 HOUSTON, TX 77090-4058								0974148 Light Manufacturing CMP F&F M&E MISC ASSETS  00305 WELLS FARGO DR ; 77090					
								Over 65		No			
								Veteran		No			
								Installment Code		N			
								Due Aug, 2025		Due Sep, 2025		Due Oct, 2025	
Year	Stmt Date	Delq Date	Code	Taxes	Penalties	Payments		Del. P&I	Due	Del. P&I	Due	Del. P&I	Due
2022	10/21/2022	2/1/2023	L	45.14	4.51	0.00		35.55	85.20	36.15	85.80	36.74	86.39
Lawsuit: 5/24/2024													
2021	9/30/2021	2/1/2022	L	45.67	4.57	0.00		43.20	93.44	43.80	94.04	44.42	94.66
Lawsuit: 5/24/2024													
2020	10/15/2020	2/2/2021	L	49.56	4.96	0.00		54.74	109.26	55.39	109.91	56.05	110.57
Lawsuit: 5/24/2024													
Totals				140.37	14.04	0.00		133.49	287.90	135.34	289.75	137.21	291.62
1029517 ACOUSTIC EDGE INSTITUTE MOBILE ELECTRONIC INSTITUTE INC 1930 NATALIE ROSE DR HOUSTON, TX 77090-2224								1029517 Business Personal Property CMP F&F INV M&E  00303 WELLS FARGO DR ; 77090 ; 77090					
								Over 65		No			
								Veteran		No			
								Installment Code		N			
								Due Aug, 2025		Due Sep, 2025		Due Oct, 2025	
Year	Stmt Date	Delq Date	Code	Taxes	Penalties	Payments		Del. P&I	Due	Del. P&I	Due	Del. P&I	Due
2024	10/24/2024	2/1/2025		36.26	3.63	0.00		17.07	56.96	17.55	57.44	18.03	57.92
2023	11/15/2023	2/1/2024		35.79	3.58	0.00		22.51	61.88	22.99	62.36	23.46	62.83
2022	10/21/2022	2/1/2023		30.51	3.05	0.00		24.03	57.59	24.44	58.00	24.83	58.39
Totals				102.56	10.26	0.00		63.61	176.43	64.98	177.80	66.32	179.14
1030456 PAUL'S TRUCKING PAUL DEAKINS 40 CYPRESS CREEK PKWY STE 287 HOUSTON, TX 77090-3530								1030456 Vehicles VHCLS  00040 FM 1960 RD W ; 77090					
								Over 65		No			
								Veteran		No			
								Installment Code		N			
								Due Aug, 2025		Due Sep, 2025		Due Oct, 2025	
Year	Stmt Date	Delq Date	Code	Taxes	Penalties	Payments		Del. P&I	Due	Del. P&I	Due	Del. P&I	Due
2021	12/15/2021	2/1/2022		7.03	0.70	0.00		6.65	14.38	6.74	14.47	6.84	14.57
2020	10/15/2020	2/2/2021	L	8.47	0.85	0.00		9.35	18.67	9.47	18.79	9.58	18.90
Lawsuit: 6/7/2021													
2019	10/18/2019	2/1/2020	L	9.41	0.94	0.00		11.89	22.24	12.01	22.36	12.13	22.48
Lawsuit: 6/7/2021													
2018	10/18/2018	2/1/2019	L	10.46	1.05	0.00		14.87	26.38	15.01	26.52	15.14	26.65
Lawsuit: 6/7/2021													
2017	10/20/2017	2/1/2018	L	11.62	1.16	0.00		18.35	31.13	18.50	31.28	18.66	31.44
Lawsuit: 6/7/2021													
2016	10/20/2016	2/1/2017	L	36.16	3.62	0.00		62.86	102.64	63.32	103.10	63.80	103.58
Lawsuit: 6/7/2021													
2015	10/15/2015	2/2/2016	L	43.05	4.30	0.00		81.63	128.98	82.20	129.55	82.77	130.12
Lawsuit: 6/7/2021													
2014	10/17/2014	2/3/2015	L	51.02	5.10	0.00		104.84	160.96	105.51	161.63	106.18	162.30
Lawsuit: 6/7/2021													
2013	10/17/2013	2/1/2014	L	58.46	5.85	0.00		129.39	193.70	130.16	194.47	130.93	195.24

Account No/Name/Address				Cad No/Property Descr.									
2012	Lawsuit: 6/7/2021 10/18/2012 2/1/2013			L	70.86	7.09	0.00	168.06	246.01	169.00	246.95	169.93	247.88
2011	Lawsuit: 6/7/2021 10/22/2011 2/1/2012			L	78.73	7.87	0.00	199.18	285.78	200.22	286.82	201.26	287.86
2010	Lawsuit: 6/15/2012 10/1/2010 2/1/2011			L	87.48	8.75	0.00	235.19	331.42	236.34	332.57	237.49	333.72
2009	Lawsuit: 9/7/2011 10/1/2009 2/1/2010			L	88.56	8.86	0.00	252.13	349.55	253.29	350.71	254.46	351.88
Totals					561.31	56.14	0.00	1,294.39	1,911.84	1,301.77	1,919.22	1,309.17	1,926.62
107-762-004-0014 FLORES JOSE A 601 CYPRESS STATION DR UNIT 1501 HOUSTON, TX 77090-1584					1077620040014 TR D2 (LAND ONLY) (OMITTED IMPS 2022-2024*1077620040015) ROUNDHILL OF CYPRESS STATION  1501 SANDY RUNN (PVT) 1501 ; 77090 ; 77090				Over 65 Veteran Installment Code		No No N		
					Due Aug, 2025				Due Sep, 2025		Due Oct, 2025		
Year	Stmt Date	Delq Date	Code	Taxes	Penalties	Payments	Del. P&I	Due	Del. P&I	Due	Del. P&I	Due	
2024	10/24/2024	2/1/2025		47.63	0.00	0.00	20.39	68.02	20.96	68.59	21.53	69.16	
108-226-000-0003 HARTMAN RETAIL I DST 2909 HILLCROFT ST STE 420 HOUSTON, TX 77057-5815					1082260000003 RES E3 CYPRESS STATION SEC 1  17211 NORTH FWY ; 77090 ; 77090				Over 65 Veteran Installment Code		No No N		
					Due Aug, 2025				Due Sep, 2025		Due Oct, 2025		
Year	Stmt Date	Delq Date	Code	Taxes	Penalties	Payments	Del. P&I	Due	Del. P&I	Due	Del. P&I	Due	
2024	10/24/2024	2/1/2025		15,297.91	0.00	0.00	6,547.50	21,845.41	6,731.08	22,028.99	6,914.65	22,212.56	
108-229-000-0001 BH COPPER PROPERTY LLC 282 LAGOON DR W LONG BEACH, NY 11561-4918					1082290000001 RES C CYPRESS STATION SEC 2  1000 CYPRESS STATION DR 294 ; 77090				Over 65 Veteran Installment Code		No No N		
					Due Aug, 2025				Due Sep, 2025		Due Oct, 2025		
Year	Stmt Date	Delq Date	Code	Taxes	Penalties	Payments	Del. P&I	Due	Del. P&I	Due	Del. P&I	Due	
2024	10/24/2024	2/1/2025		78,878.34	0.00	67,570.00	4,839.96	16,148.30	4,975.67	16,284.01	5,111.37	16,419.71	
Payment Date				Payment Amt		Escrow	Taxes	Penalties	Del. P&I	Atty Fees	Other Fees	Refund	
1/31/2025				52,530.00		0.00	52,530.00	0.00	0.00	0.00	0.00	0.00	
3/21/2025				15,040.00		0.00	15,040.00	0.00	0.00	0.00	0.00	0.00	
2023	10/30/2023	2/1/2024		94,271.86	0.00	52,530.00	23,876.35	65,618.21	24,377.25	66,119.11	24,878.14	66,620.00	
Payment Date				Payment Amt		Escrow	Taxes	Penalties	Del. P&I	Atty Fees	Other Fees	Refund	
2/14/2024				52,530.00		0.00	52,530.00	0.00	0.00	0.00	0.00	0.00	
Totals				173,150.20	0.00	0.00	28,716.31	81,766.51	29,352.92	82,403.12	29,989.51	83,039.71	
125-879-001-0001 HARTMAN INCOME REIT INC 2909 HILLCROFT ST STE 420 HOUSTON, TX 77057-5815					1258790010001 RES A BLK 1 SYRACUSE RENAISSANCE PARTNERS SEC 1  17211 NORTH FWY ; 77090				Over 65 Veteran Installment Code		No No N		
					Due Aug, 2025				Due Sep, 2025		Due Oct, 2025		
Year	Stmt Date	Delq Date	Code	Taxes	Penalties	Payments	Del. P&I	Due	Del. P&I	Due	Del. P&I	Due	
2024	10/24/2024	2/1/2025		2,844.57	0.00	0.00	1,217.48	4,062.05	1,251.61	4,096.18	1,285.75	4,130.32	
128-781-005-0001 CYBER BUILDING LLC 3050 POST OAK BLVD STE 1350 HOUSTON, TX 77056-6537					1287810050001 UNIT 15 BLDG E .0345 INT COMMON LAND & ELE CYPRESS STATION OFFICE CONDO AMEND  1125 CYPRESS STATION DR E1 ; 77090				Over 65 Veteran Installment Code		No No N		
					Due Aug, 2025				Due Sep, 2025		Due Oct, 2025		
Year	Stmt Date	Delq Date	Code	Taxes	Penalties	Payments	Del. P&I	Due	Del. P&I	Due	Del. P&I	Due	
2024	10/24/2024	2/1/2025		723.78	0.00	0.00	309.78	1,033.56	318.47	1,042.25	327.14	1,050.92	
128-781-005-0002 CYBER BUILDING LLC 3050 POST OAK BLVD STE 1350 HOUSTON, TX 77056-6537					1287810050002 UNIT 16 BLDG E .0345 INT COMMON LAND & ELE CYPRESS STATION OFFICE CONDO AMEND  1125 CYPRESS STATION DR E2 ; 77090				Over 65 Veteran Installment Code		No No N		
					Due Aug, 2025				Due Sep, 2025		Due Oct, 2025		
Year	Stmt Date	Delq Date	Code	Taxes	Penalties	Payments	Del. P&I	Due	Del. P&I	Due	Del. P&I	Due	
2024	10/24/2024	2/1/2025		723.78	0.00	0.00	309.78	1,033.56	318.47	1,042.25	327.14	1,050.92	



Account No/Name/Address	Cad No/Property Descr.		
128-781-005-0003	1287810050003	Over 65	No
CYBER BUILDING LLC	UNIT 17 BLDG E	Veteran	No
3050 POST OAK BLVD STE 1350	.0345 INT COMMON LAND & ELE	Installment Code	N
HOUSTON, TX 77056-6537	CYPRESS STATION OFFICE CONDO AMEND		

1125 CYPRESS STATION DR E3 ; 77090

Year	Stmt Date	Delq Date	Code	Taxes	Penalties	Payments	Due Aug, 2025		Due Sep, 2025		Due Oct, 2025	
							Del. P&I	Due	Del. P&I	Due	Del. P&I	Due
2024	10/24/2024	2/1/2025		723.78	0.00	0.00	309.78	1,033.56	318.47	1,042.25	327.14	1,050.92

128-781-006-0002	1287810060002	Over 65	No
VISION OF LIGHT MINISTRIES	UNIT 19 BLDG F	Veteran	No
1125 CYPRESS STATION DR BLDG F2	.0345 INT COMMON LAND & ELE	Installment Code	N
HOUSTON, TX 77090-3055	CYPRESS STATION OFFICE CONDO AMEND		

1125 CYPRESS STATION DR ; 77090 ; 77090

Year	Stmt Date	Delq Date	Code	Taxes	Penalties	Payments	Due Aug, 2025		Due Sep, 2025		Due Oct, 2025	
							Del. P&I	Due	Del. P&I	Due	Del. P&I	Due
2023	10/30/2023	2/1/2024	L	675.38	0.00	0.00	386.32	1,061.70	394.42	1,069.80	402.53	1,077.91

Lawsuit: 10/29/2024

129-594-001-0001	1295940010001	Acreage: 15.144000	Over 65	No
WESTMOUNT AT HOLLOW TREE PARC LLC	BLDGS 1 THRU 32 BLK 1		Veteran	No
700 N PEARL ST STE N1650	TRAILS AT HOLLOW TREE		Installment Code	N
DALLAS, TX 75201-2824				

101 HOLLOW TREE LN 280 ; 77090

Year	Stmt Date	Delq Date	Code	Taxes	Penalties	Payments	Due Aug, 2025		Due Sep, 2025		Due Oct, 2025	
							Del. P&I	Due	Del. P&I	Due	Del. P&I	Due
2024	10/24/2024	2/1/2025		83,937.50	0.00	77,720.00	2,661.08	8,878.58	2,735.70	8,953.20	2,810.32	9,027.82
	Payment Date	Payment Amt		Escrow	Taxes	Penalties	Del. P&I	Atty Fees	Other Fees		Refund	
	1/13/2025	74,843.20		0.00	74,843.20	0.00	0.00	0.00	0.00	0.00	0.00	
	7/31/2025	2,876.80		0.00	2,876.80	0.00	0.00	0.00	0.00	0.00	0.00	

2000673	2000673	Over 65	No
REDBOX AUTOMATED RETAIL LLC	Leased Equipment	Veteran	No
15500 SE 30TH PL STE 105	INV M&E	Installment Code	N
BELLEVUE, WA 98007-6347			

IN HARRIS COUNTY

Year	Stmt Date	Delq Date	Code	Taxes	Penalties	Payments	Due Aug, 2025		Due Sep, 2025		Due Oct, 2025	
							Del. P&I	Due	Del. P&I	Due	Del. P&I	Due
2024	10/24/2024	2/1/2025		7.69	0.00	0.00	3.29	10.98	3.39	11.08	3.47	11.16

2012161	2012161	Over 65	No
WING STOP	Business Personal Property	Veteran	No
RICHIE NP, LLC	CMP F&F INV M&E	Installment Code	N
12818 WILLOW CENTRE DR STE D			
HOUSTON, TX 77066-3039			

00376 FM 1960 RD W ; 77090 ; 77090

Year	Stmt Date	Delq Date	Code	Taxes	Penalties	Payments	Due Aug, 2025		Due Sep, 2025		Due Oct, 2025	
							Del. P&I	Due	Del. P&I	Due	Del. P&I	Due
2024	10/24/2024	2/1/2025	L	114.83	11.48	0.00	54.06	180.37	55.57	181.88	57.10	183.41
	Lawsuit: 6/21/2024											
2023	10/30/2023	2/1/2024	L	114.72	11.47	0.00	72.18	198.37	73.69	199.88	75.21	201.40
	Lawsuit: 6/21/2024											
2022	10/21/2022	2/1/2023	L	100.67	10.07	0.00	79.29	190.03	80.62	191.36	81.94	192.68
	Lawsuit: 6/21/2024											
	Totals			330.22	33.02	0.00	205.53	568.77	209.88	573.12	214.25	577.49

2061556	2061556	Over 65	No
ENDICOTT BIOFUELS II LLC ENDICOTT BIOFUE	Business Personal Property	Veteran	No
ENDICOTT BIOFUELS II LLC	CMP F&F M&E SUP	Installment Code	N
2603 AUGUSTA DR STE 900			
HOUSTON, TX 77057-5798			

00305 WELLS FARGO DR ; 77090

Year	Stmt Date	Delq Date	Code	Taxes	Penalties	Payments	Due Aug, 2025		Due Sep, 2025		Due Oct, 2025	
							Del. P&I	Due	Del. P&I	Due	Del. P&I	Due
2020	10/15/2020	2/2/2021		49.14	4.91	0.00	54.26	108.31	54.91	108.96	55.56	109.61
2019	10/18/2019	2/1/2020		49.14	4.91	0.00	62.05	116.10	62.70	116.75	63.35	117.40
	Totals			98.28	9.82	0.00	116.31	224.41	117.61	225.71	118.91	227.01

Account No/Name/Address	Cad No/Property Descr.		
<b>2093548</b>	2093548	Over 65	No
CARDIOVASCULAR SPECIALISTS OF NORTH HOUS	Business Personal Property	Veteran	No
DR ALI RIZVI	CMP F&F M&E MISC ASSETS	Installment Code	N
1140 CYPRESS STATION DR STE 101			
HOUSTON, TX 77090-3015			

01140 CYPRESS STATION DR ; 77090

Year	Stmt Date	Delq Date	Code	Taxes	Penalties	Payments	Due Aug, 2025		Due Sep, 2025		Due Oct, 2025	
							Del. P&I	Due	Del. P&I	Due	Del. P&I	Due
2018	12/20/2019	2/1/2020		111.45	11.14	0.00	140.74	263.33	142.20	264.79	143.68	266.27

<b>2115102</b>	2115102	Over 65	No
THE UPS STORE	Business Personal Property	Veteran	No
WABASH LTD	CMP F&F INV M&E	Installment Code	N
1380 AUDUBON PL			
BEAUMONT, TX 77706-3302			

00040 FM 1960 RD W ; 77090

Year	Stmt Date	Delq Date	Code	Taxes	Penalties	Payments	Due Aug, 2025		Due Sep, 2025		Due Oct, 2025	
							Del. P&I	Due	Del. P&I	Due	Del. P&I	Due
2024	10/24/2024	2/1/2025		20.91	2.09	0.00	9.84	32.84	10.12	33.12	10.40	33.40

<b>2115412</b>	2115412	Over 65	No
QUALITY ASSURED INCOME TAX	Business Personal Property	Veteran	No
415 HOLLOW TREE LN	CMP F&F M&E SUP	Installment Code	N
HOUSTON, TX 77090-2805			

00415 HOLLOW TREE LN ; 77090

Year	Stmt Date	Delq Date	Code	Taxes	Penalties	Payments	Due Aug, 2025		Due Sep, 2025		Due Oct, 2025	
							Del. P&I	Due	Del. P&I	Due	Del. P&I	Due
2024	10/24/2024	2/1/2025		31.80	3.18	0.00	14.98	49.96	15.40	50.38	15.82	50.80
2023	10/30/2023	2/1/2024		31.80	3.18	0.00	20.00	54.98	20.42	55.40	20.84	55.82
2022	10/21/2022	2/1/2023		27.96	2.80	0.00	22.03	52.79	22.39	53.15	22.76	53.52
2021	12/15/2021	2/1/2022		28.29	2.83	0.00	26.77	57.89	27.14	58.26	27.51	58.63
2020	10/15/2020	2/2/2021	L	30.70	3.07	0.00	33.91	67.68	34.31	68.08	34.71	68.48
Lawsuit: 6/7/2021												
2019	10/18/2019	2/1/2020	L	30.70	3.07	0.00	38.77	72.54	39.18	72.95	39.57	73.34
Lawsuit: 6/7/2021												
2018	10/18/2018	2/1/2019	L	30.70	3.07	0.00	43.63	77.40	44.04	77.81	44.45	78.22
Lawsuit: 3/12/2019												
2017	10/20/2017	2/1/2018	L	30.70	3.07	0.00	48.49	82.26	48.90	82.67	49.31	83.08
Lawsuit: 3/12/2019												
Totals				242.65	24.27	0.00	248.58	515.50	251.78	518.70	254.97	521.89

<b>2115450</b>	2115450	Over 65	No
CYPRESS BEAUTY SUPPLY	Business Personal Property	Veteran	No
CHO MYUNG	CMP F&F INV M&E SUP	Installment Code	N
366 CYPRESS CREEK PKWY			
HOUSTON, TX 77090-3518			

00366 FM 1960 RD W ; 77090

Year	Stmt Date	Delq Date	Code	Taxes	Penalties	Payments	Due Aug, 2025		Due Sep, 2025		Due Oct, 2025	
							Del. P&I	Due	Del. P&I	Due	Del. P&I	Due
2024	10/24/2024	2/1/2025	L	760.02	76.00	0.00	357.81	1,193.83	367.84	1,203.86	377.88	1,213.90
Lawsuit: 7/31/2024												
2023	10/30/2023	2/1/2024	L	738.18	0.00	0.00	422.24	1,160.42	431.10	1,169.28	439.96	1,178.14
Lawsuit: 7/31/2024												
Totals				1,498.20	76.00	0.00	780.05	2,354.25	798.94	2,373.14	817.84	2,392.04

<b>2116530</b>	2116530	Over 65	No
REGIONAL DIGESTIVE CONSULTANTS P.A.	Business Personal Property	Veteran	No
DR SHAILAJA S. BEHARA	CMP F&F M&E SUP	Installment Code	N
PO BOX 132889			
THE WOODLANDS, TX 77393-2889			

01125 CYPRESS STATION DR ; 77090

Year	Stmt Date	Delq Date	Code	Taxes	Penalties	Payments	Due Aug, 2025		Due Sep, 2025		Due Oct, 2025	
							Del. P&I	Due	Del. P&I	Due	Del. P&I	Due
2024	10/24/2024	2/1/2025	L	72.35	7.24	0.00	34.06	113.65	35.02	114.61	35.97	115.56
Lawsuit: 6/6/2025												
2023	10/30/2023	2/1/2024	L	72.35	7.24	0.00	45.52	125.11	46.48	126.07	47.43	127.02
Lawsuit: 6/6/2025												
2022	10/21/2022	2/1/2023	L	63.62	6.36	0.00	50.10	120.08	50.94	120.92	51.78	121.76
Lawsuit: 6/6/2025												
Totals				208.32	20.84	0.00	129.68	358.84	132.44	361.60	135.18	364.34

Account No/Name/Address	Cad No/Property Descr.		
2116603 OMAR TAQIEDDIN DBA UNITED OMAR TAQIEDDIN PO BOX 3125 SPRING, TX 77383-3125	2116603 Vehicles VHCLS	Over 65 Veteran Installment Code	No No N

00040 FM 1960 RD W ; 77090

Year	Stmt Date	Delq Date	Code	Taxes	Penalties	Payments	Due Aug, 2025		Due Sep, 2025		Due Oct, 2025	
							Del. P&I	Due	Del. P&I	Due	Del. P&I	Due
2018	10/8/2020	2/1/2019		74.02	7.40	0.00	105.19	186.61	106.18	187.60	107.15	188.57
2017	7/14/2020	2/1/2018		44.10	4.41	0.00	69.67	118.18	70.24	118.75	70.83	119.34
2016	10/8/2020	2/1/2017	L	132.44	13.24	0.00	230.17	375.85	231.92	377.60	233.68	379.36
Lawsuit: 1/26/2017												
2015	8/19/2020	2/2/2016	L	157.67	15.77	0.00	299.01	472.45	301.09	474.53	303.18	476.62
Lawsuit: 1/26/2017												
2014	10/17/2014	2/3/2015	L	302.92	30.29	0.00	622.43	955.64	626.43	959.64	630.44	963.65
Lawsuit: 1/26/2017												
2013	10/17/2013	2/1/2014	L	347.10	34.71	0.00	768.20	1,150.01	772.78	1,154.59	777.37	1,159.18
Lawsuit: 2/14/2014												
2012	3/18/2013	2/1/2013	L	420.72	42.07	0.00	997.78	1,460.57	1,003.33	1,466.12	1,008.88	1,471.67
Lawsuit: 2/14/2014												
2011	10/22/2011	2/1/2012	L	339.60	33.96	0.00	859.19	1,232.75	863.68	1,237.24	868.15	1,241.71
Lawsuit: 6/15/2012												
2010	10/1/2010	2/1/2011	L	242.55	24.26	0.00	652.08	918.89	655.28	922.09	658.49	925.30
Lawsuit: 6/14/2012												
Totals				2,061.12	206.11	0.00	4,603.72	6,870.95	4,630.93	6,898.16	4,658.17	6,925.40

2117312 NAZ BEAUTY SALON SEHBA NAZ ENTERPRISES LLC 376 CYPRESS CREEK PKWY STE E HOUSTON, TX 77090-3507	2117312 Business Personal Property F&F M&E	Over 65 Veteran Installment Code	No No N
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00376 FM 1960 RD W ; 77090

Year	Stmt Date	Delq Date	Code	Taxes	Penalties	Payments	Due Aug, 2025		Due Sep, 2025		Due Oct, 2025	
							Del. P&I	Due	Del. P&I	Due	Del. P&I	Due
2024	10/24/2024	2/1/2025		21.13	2.11	0.00	9.95	33.19	10.23	33.47	10.50	33.74
2023	10/30/2023	2/1/2024		21.13	2.11	0.00	13.29	36.53	13.58	36.82	13.85	37.09
2021	2/6/2022	3/1/2022		18.80	1.88	0.00	17.54	38.22	17.78	38.46	18.03	38.71
Totals				61.06	6.10	0.00	40.78	107.94	41.59	108.75	42.38	109.54

2125653 TEKMEDIA COMMUNICATIONS INC 40 CYPRESS CREEK PKWY STE 438 HOUSTON, TX 77090-3530	2125653 Business Personal Property CMP F&F M&E SUP	Over 65 Veteran Installment Code	No No N
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00040 FM 1960 RD W ; 77090

Year	Stmt Date	Delq Date	Code	Taxes	Penalties	Payments	Due Aug, 2025		Due Sep, 2025		Due Oct, 2025	
							Del. P&I	Due	Del. P&I	Due	Del. P&I	Due
2020	10/15/2020	2/2/2021		14.91	1.49	0.00	16.47	32.87	16.66	33.06	16.86	33.26
2019	10/18/2019	2/1/2020		14.91	1.49	0.00	18.83	35.23	19.02	35.42	19.22	35.62
2018	10/18/2018	2/1/2019		14.91	1.49	0.00	21.18	37.58	21.39	37.79	21.58	37.98
2017	10/20/2017	2/1/2018		14.91	1.49	0.00	23.55	39.95	23.75	40.15	23.94	40.34
Totals				59.64	5.96	0.00	80.03	145.63	80.82	146.42	81.60	147.20

2152811 UNITED AUTO TOWING INC 40 FM 1960 W UNIT 259 HOUSTON, TX 77090-3530	2152811 Vehicles VHCLS	Over 65 Veteran Installment Code	No No N
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00040 FM 1960 RD W ; 77090

Year	Stmt Date	Delq Date	Code	Taxes	Penalties	Payments	Due Aug, 2025		Due Sep, 2025		Due Oct, 2025	
							Del. P&I	Due	Del. P&I	Due	Del. P&I	Due
2024	10/24/2024	2/1/2025		265.34	26.53	0.00	124.93	416.80	128.42	420.29	131.92	423.79
2023	10/30/2023	2/1/2024	L	314.57	31.46	0.00	197.93	543.96	202.08	548.11	206.23	552.26
Lawsuit: 11/24/2021												
2022	10/21/2022	2/1/2023	L	507.37	50.74	0.00	399.61	957.72	406.31	964.42	413.00	971.11
Lawsuit: 11/24/2021												
2021	9/30/2021	2/1/2022	L	495.31	49.53	0.00	468.56	1,013.40	475.10	1,019.94	481.64	1,026.48
Lawsuit: 11/24/2021												
2020	10/15/2020	2/2/2021	L	582.47	58.25	0.00	643.28	1,284.00	650.97	1,291.69	658.66	1,299.38
Lawsuit: 11/24/2021												
2019	7/15/2020	5/1/2020	L	32.15	3.22	0.00	39.33	74.70	39.75	75.12	40.18	75.55
Lawsuit: 11/24/2021												
2018	3/19/2019	5/1/2019	L	76.64	7.66	0.00	105.88	190.18	106.90	191.20	107.90	192.20
Lawsuit: 11/24/2021												
2017	10/20/2017	2/1/2018	L	191.07	19.11	0.00	301.82	512.00	304.34	514.52	306.86	517.04
Lawsuit: 11/24/2021												
2016	10/20/2016	2/1/2017	L	186.25	18.62	0.00	323.69	528.56	326.15	531.02	328.61	533.48
Lawsuit: 1/26/2017												
2015	10/15/2015	2/2/2016	L	221.72	22.17	0.00	420.47	664.36	423.39	667.28	426.32	670.21

Account No/Name/Address				Cad No/Property Descr.								
2014	Lawsuit: 1/26/2017											
	10/17/2014	2/3/2015	L	262.78	26.28	0.00	539.96	829.02	543.43	832.49	546.90	835.96
2013	Lawsuit: 1/26/2017											
	10/17/2013	2/1/2014	L	301.10	30.11	0.00	666.40	997.61	670.37	1,001.58	674.34	1,005.55
2012	Lawsuit: 2/14/2014											
	4/11/2013	6/1/2013	L	279.30	27.93	0.00	647.65	954.88	651.33	958.56	655.01	962.24
Lawsuit: 2/14/2014												
Totals				3,716.07	371.61	0.00	4,879.51	8,967.19	4,928.54	9,016.22	4,977.57	9,065.25

2154147

ADVANCED CARDIOVASCULAR CARE CENTER  
1125 CYPRESS STATION DR STE H-1  
HOUSTON, TX 77090-3054

2154147

Business Personal Property  
CMP F&F M&E SUP

Over 65

Veteran

Installment Code

No

No

N

01125 CYPRESS STATION DR ; 77090 ; 77090

Year	Stmt Date	Delq Date	Code	Taxes	Penalties	Payments	Due Aug, 2025		Due Sep, 2025		Due Oct, 2025	
							Del. P&I	Due	Del. P&I	Due	Del. P&I	Due
2024	10/24/2024	2/1/2025		86.06	0.00	0.00	36.83	122.89	37.86	123.92	38.90	124.96
2023	1/24/2024	3/1/2024		86.06	0.00	0.00	49.23	135.29	50.26	136.32	51.29	137.35
Totals				172.12	0.00	0.00	86.06	258.18	88.12	260.24	90.19	262.31

2178736

LUIS A CASTRO  
40 CYPRESS CREEK PKWY STE 314  
HOUSTON, TX 77090-3530

2178736

Vehicles  
VHCLS

Over 65

Veteran

Installment Code

No

No

N

00040 FM 1960 RD ; 77090

Year	Stmt Date	Delq Date	Code	Taxes	Penalties	Payments	Due Aug, 2025		Due Sep, 2025		Due Oct, 2025	
							Del. P&I	Due	Del. P&I	Due	Del. P&I	Due
2024	10/24/2024	2/1/2025	L	160.99	16.10	0.00	75.80	252.89	77.92	255.01	80.05	257.14
Lawsuit: 7/31/2023												
2023	10/30/2023	2/1/2024	L	270.76	27.08	0.00	170.36	468.20	173.94	471.78	177.52	475.36
Lawsuit: 7/31/2023												
2022	10/21/2022	2/1/2023		151.22	15.12	0.00	119.10	285.44	121.10	287.44	123.09	289.43
2021	9/30/2021	2/1/2022		22.20	2.22	0.00	21.00	45.42	21.30	45.72	21.59	46.01
2020	10/15/2020	2/2/2021		34.03	3.40	0.00	37.58	75.01	38.03	75.46	38.48	75.91
Totals				639.20	63.92	0.00	423.84	1,126.96	432.29	1,135.41	440.73	1,143.85

2180938

UNITED AUTO TOWING INC  
40 FM 1960 W UNIT 259  
HOUSTON, TX 77090-3530

2180938

Vehicles  
VHCLS

Over 65

Veteran

Installment Code

No

No

N

00040 FM 1960 W ; 77090

Year	Stmt Date	Delq Date	Code	Taxes	Penalties	Payments	Due Aug, 2025		Due Sep, 2025		Due Oct, 2025	
							Del. P&I	Due	Del. P&I	Due	Del. P&I	Due
2017	10/20/2017	2/1/2018	L	48.45	4.84	0.00	76.53	129.82	77.16	130.45	77.80	131.09
	Lawsuit: 6/8/2021											
2016	10/20/2016	2/1/2017	L	35.32	3.53	0.00	61.39	100.24	61.85	100.70	62.31	101.16
	Lawsuit: 6/7/2021											
2015	10/15/2015	2/2/2016	L	42.05	4.20	0.00	79.74	125.99	80.29	126.54	80.84	127.09
	Lawsuit: 6/7/2021											
2014	10/17/2014	2/3/2015	L	49.84	4.98	0.00	102.40	157.22	103.06	157.88	103.72	158.54
	Lawsuit: 6/7/2021											
2013	3/24/2014	5/1/2014	L	57.11	5.71	0.00	124.13	186.95	124.88	187.70	125.64	188.46
	Lawsuit: 6/7/2021											
Totals				232.77	23.26	0.00	444.19	700.22	447.24	703.27	450.31	706.34

2193706

PATE TARABORELLI PARTNERS LP  
C/O JENNIE N TARABORELLI  
PO BOX 9389  
SPRING, TX 77387-9389

2193706

Business Personal Property  
CMP F&F M&E MISC ASSETS

Over 65

Veteran

Installment Code

No

No

N

00616 FM 1960 RD W ; 77090

Year	Stmt Date	Delq Date	Code	Taxes	Penalties	Payments	Due Aug, 2025		Due Sep, 2025		Due Oct, 2025	
							Del. P&I	Due	Del. P&I	Due	Del. P&I	Due
2022	10/21/2022	2/1/2023	L	44.83	4.48	0.00	35.30	84.61	35.90	85.21	36.49	85.80
Lawsuit: 4/26/2023												
2021	9/30/2021	2/1/2022		45.36	4.54	0.00	42.91	92.81	43.51	93.41	44.11	94.01
2020	10/15/2020	2/2/2021		49.23	4.92	0.00	54.37	108.52	55.01	109.16	55.66	109.81
2019	11/18/2019	2/1/2020		49.23	4.92	0.00	62.17	116.32	62.81	116.96	63.46	117.61
Totals				188.65	18.86	0.00	194.75	402.26	197.23	404.74	199.72	407.23

Account No/Name/Address	Cad No/Property Descr.	Over 65	No
<b>2216912</b>	2216912	Over 65	No
TIGER TECHNICAL SERVICES	Business Personal Property	Veteran	No
TIGER TECHNICAL SERVICES LLC	CMP F&F M&E SUP	Installment Code	N
3419 MOURNING DOVE DR			
SPRING, TX 77388-3360			

00305 WELLS FARGO DR ; 77090

Year	Stmt Date	Delq Date	Code	Taxes	Penalties	Payments	Due Aug, 2025		Due Sep, 2025		Due Oct, 2025	
							Del. P&I	Due	Del. P&I	Due	Del. P&I	Due
2024	10/24/2024	2/1/2025		63.13	6.31	0.00	29.72	99.16	30.56	100.00	31.38	100.82

<b>2217225</b>	2217225	Over 65	No
A.C.E CENTER/ SYMMETRY CORP	Business Personal Property	Veteran	No
ALYTIS LLC	CMP F&F M&E SUP	Installment Code	N
PO BOX 93202			
AUSTIN, TX 78709-3202			

00110 CYPRESS STATION DR ; 77090

Year	Stmt Date	Delq Date	Code	Taxes	Penalties	Payments	Due Aug, 2025		Due Sep, 2025		Due Oct, 2025	
							Del. P&I	Due	Del. P&I	Due	Del. P&I	Due
2020	10/27/2020	2/2/2021		70.62	7.06	0.00	78.00	155.68	78.92	156.60	79.86	157.54

<b>2217891</b>	2217891	Over 65	No
BOOST MOBILE	Business Personal Property	Veteran	No
K UNLIMITED WIRELESS INC	INV SUP	Installment Code	N
4012 INSPIRATION CIR			
CARROLLTON, TX 75010-6399			

00024 FM 1960 RD W ; 77090

Year	Stmt Date	Delq Date	Code	Taxes	Penalties	Payments	Due Aug, 2025		Due Sep, 2025		Due Oct, 2025	
							Del. P&I	Due	Del. P&I	Due	Del. P&I	Due
2020	10/15/2020	2/2/2021	L	12.70	1.27	0.00	14.03	28.00	14.19	28.16	14.36	28.33
	Lawsuit: 6/7/2021											
2019	10/18/2019	2/1/2020	L	12.70	1.27	0.00	16.04	30.01	16.21	30.18	16.38	30.35
	Lawsuit: 6/7/2021											
2018	2/26/2019	4/2/2019	L	12.46	1.25	0.00	17.38	31.09	17.55	31.26	17.72	31.43
	Lawsuit: 6/7/2021											
Totals				37.86	3.79	0.00	47.45	89.10	47.95	89.60	48.46	90.11

<b>2217894</b>	2217894	Over 65	No
TIFFANI CHANEL LUXURY HAIR	Business Personal Property	Veteran	No
TIFFANI CHANNELS BEAUTY SUPPLY INC	CMP F&F M&E SUP	Installment Code	N
26 CYPRESS CREEK PKWY			
HOUSTON, TX 77090-3530			

00026 FM 1960 RD W ; 77090

Year	Stmt Date	Delq Date	Code	Taxes	Penalties	Payments	Due Aug, 2025		Due Sep, 2025		Due Oct, 2025	
							Del. P&I	Due	Del. P&I	Due	Del. P&I	Due
2020	10/15/2020	2/2/2021		9.48	0.95	0.00	10.47	20.90	10.59	21.02	10.73	21.16
2019	10/18/2019	2/1/2020		9.48	0.95	0.00	11.97	22.40	12.09	22.52	12.23	22.66
Totals				18.96	1.90	0.00	22.44	43.30	22.68	43.54	22.96	43.82

<b>2238993</b>	2238993	Over 65	No
AUTO CHECK 9	Business Personal Property	Veteran	No
WEIDENHEFT ENTERPRISES LLC	CMP F&F INV M&E	Installment Code	N
1539 CYPRESS STATION DR			
HOUSTON, TX 77090-4004			

01539 CYPRESS STATION DR ; 77090

Year	Stmt Date	Delq Date	Code	Taxes	Penalties	Payments	Due Aug, 2025		Due Sep, 2025		Due Oct, 2025	
							Del. P&I	Due	Del. P&I	Due	Del. P&I	Due
2024	10/24/2024	2/1/2025	L	78.44	7.84	0.00	36.92	123.20	37.97	124.25	39.00	125.28
	Lawsuit: 6/6/2025											
2023	10/30/2023	2/1/2024	L	76.85	7.68	0.00	48.35	132.88	49.37	133.90	50.37	134.90
	Lawsuit: 6/6/2025											
Totals				155.29	15.52	0.00	85.27	256.08	87.34	258.15	89.37	260.18

<b>2291087</b>	2291087	Over 65	No
INTERSTATE 45 BINGO	Business Personal Property	Veteran	No
THE DAILY GROUP II / INTERSTATE 45 BINGO	CMP F&F M&E SUP	Installment Code	N
825 USENER ST APT 919			
HOUSTON, TX 77009-7441			

00217 FM 1960 RD W ; 77090 ; 77090

Year	Stmnt Date	Delq Date	Code	Taxes	Penalties	Payments	Due Aug, 2025		Due Sep, 2025		Due Oct, 2025	
							Del. P&I	Due	Del. P&I	Due	Del. P&I	Due
2024	10/24/2024	2/1/2025		95.20	9.52	0.00	44.82	149.54	46.07	150.79	47.33	152.05

Account No/Name/Address							Cad No/Property Descr.						
<b>2292930</b> CARL'S JR ZT QSR FUND LP 10620 STEBBINS CIRCLE STE A HOUSTON, TX 77043-3244							2292930 Business Personal Property CMP F&F INV M&E SUP  00510 FM 1960 RD W ; 77090						
							Over 65		No				
							Veteran		No				
							Installment Code		N				
							Due Aug, 2025		Due Sep, 2025		Due Oct, 2025		
Year	Stmt Date	Delq Date	Code	Taxes	Penalties	Payments	Del. P&I	Due	Del. P&I	Due	Del. P&I	Due	
2020	10/15/2020	2/2/2021	L	235.14	23.51	0.00	259.69	518.34	262.79	521.44	265.89	524.54	
Lawsuit: 6/7/2021													
2019	10/18/2019	2/1/2020	L	235.14	0.00	0.00	269.94	505.08	272.76	507.90	275.58	510.72	
Lawsuit: 7/6/2020													
Totals				470.28	23.51	0.00	529.63	1,023.42	535.55	1,029.34	541.47	1,035.26	
<b>2297608</b> STARS NAIL & SPA STAR ISLAND 16 LLC 32 FM 1960 RD W HOUSTON, TX 77090-3530							2297608 Business Personal Property CMP F&F INV M&E  00032 FM 1960 RD W ; 77090						
							Over 65		No				
							Veteran		No				
							Installment Code		N				
							Due Aug, 2025		Due Sep, 2025		Due Oct, 2025		
Year	Stmt Date	Delq Date	Code	Taxes	Penalties	Payments	Del. P&I	Due	Del. P&I	Due	Del. P&I	Due	
2024	10/24/2024	2/1/2025		23.05	2.30	0.00	10.85	36.20	11.15	36.50	11.45	36.80	
<b>2297616</b> ARMOUR FITNESS HILARIO AMEZCUA 6418 HARDWOOD DALE WAY HUMBLE, TX 77338-1368							2297616 Business Personal Property CMP F&F M&E SUP  00038 FM 1960 RD W ; 77090						
							Over 65		No				
							Veteran		No				
							Installment Code		N				
							Due Aug, 2025		Due Sep, 2025		Due Oct, 2025		
Year	Stmt Date	Delq Date	Code	Taxes	Penalties	Payments	Del. P&I	Due	Del. P&I	Due	Del. P&I	Due	
2020	10/15/2020	2/2/2021	L	249.18	24.92	0.00	275.20	549.30	278.49	552.59	281.78	555.88	
Lawsuit: 3/12/2021													
2019	11/18/2019	2/1/2020	L	249.18	24.92	0.00	314.67	588.77	317.96	592.06	321.24	595.34	
Lawsuit: 7/6/2020													
Totals				498.36	49.84	0.00	589.87	1,138.07	596.45	1,144.65	603.02	1,151.22	
<b>2297688</b> DIRT CHEAP - SPRING CHANNEL CONTROL MERCHANTS OF TEXAS LLC PO BOX 711 HATTIESBURG, MS 39403-0711							2297688 Business Personal Property CMP F&F INV M&E  00310 FM 1960 RD W ; 77090						
							Over 65		No				
							Veteran		No				
							Installment Code		N				
							Due Aug, 2025		Due Sep, 2025		Due Oct, 2025		
Year	Stmt Date	Delq Date	Code	Taxes	Penalties	Payments	Del. P&I	Due	Del. P&I	Due	Del. P&I	Due	
2024	10/24/2024	2/1/2025	B	1,882.68	188.27	0.00	886.37	2,957.32	911.22	2,982.17	936.07	3,007.02	
Bankruptcy: 10/10/2024													
<b>2297742</b> FARMERS INSURANCE - BRAIN ISENHOWER INS BRIAN ISENHOWER AND MELANIE ZERMENO 616 CYPRESS CREEK PKWY STE 325 HOUSTON, TX 77090-3038							2297742 Business Personal Property CMP F&F M&E SUP  00616 FM 1960 RD W ; 77090						
							Over 65		No				
							Veteran		No				
							Installment Code		N				
							Due Aug, 2025		Due Sep, 2025		Due Oct, 2025		
Year	Stmt Date	Delq Date	Code	Taxes	Penalties	Payments	Del. P&I	Due	Del. P&I	Due	Del. P&I	Due	
2020	10/15/2020	2/2/2021		14.95	1.50	0.00	16.51	32.96	16.72	33.17	16.91	33.36	
2019	10/18/2019	2/1/2020		14.95	1.50	0.00	18.89	35.34	19.08	35.53	19.27	35.72	
Totals				29.90	3.00	0.00	35.40	68.30	35.80	68.70	36.18	69.08	
<b>2297746</b> A-LINE LOGISTICS INC 616 CYPRESS CREEK PKWY STE 415 HOUSTON, TX 77090-3028							2297746 Business Personal Property CMP F&F M&E SUP  00616 FM 1960 RD W ; 77090						
							Over 65		No				
							Veteran		No				
							Installment Code		N				
							Due Aug, 2025		Due Sep, 2025		Due Oct, 2025		
Year	Stmt Date	Delq Date	Code	Taxes	Penalties	Payments	Del. P&I	Due	Del. P&I	Due	Del. P&I	Due	
2024	10/24/2024	2/1/2025		14.55	1.46	0.00	6.85	22.86	7.04	23.05	7.23	23.24	
<b>2297758</b> VIBRANT COMPRENSIVE SERVICES VIBRANT COMPRENSIVE SERVICES LLC 6311 E BALSAM FIR CIR SPRING, TX 77386-3973							2297758 Business Personal Property CMP F&F M&E SUP  00616 FM 1960 RD W ; 77090 ; 77090						
							Over 65		No				
							Veteran		No				
							Installment Code		N				
							Due Aug, 2025		Due Sep, 2025		Due Oct, 2025		
Year	Stmt Date	Delq Date	Code	Taxes	Penalties	Payments	Del. P&I	Due	Del. P&I	Due	Del. P&I	Due	
2024	10/24/2024	2/1/2025		33.61	3.36	0.00	15.82	52.79	16.26	53.23	16.71	53.68	

Account No/Name/Address			Cad No/Property Descr.									
<b>2297763</b>			<b>2297763</b>									
MASTER BARBERS & STYLISTS			Business Personal Property									
HAMID BILAL ABDULLAH			CMP F&F M&E SUP									
12002 JILLIAN CROSSING			Installment Code									
HOUSTON, TX 77067-1625			Over 65 No									
			Veteran No									
			Installment Code N									
			00376 FM 1960 RD W ; 77090 ; 77090									
Year	Stmt Date	Delq Date	Code	Taxes	Penalties	Payments	Due Aug, 2025		Due Sep, 2025		Due Oct, 2025	
							Del. P&I	Due	Del. P&I	Due	Del. P&I	Due
2024	10/24/2024	2/1/2025		10.85	1.08	0.00	5.11	17.04	5.25	17.18	5.40	17.33
2023	10/30/2023	2/1/2024		10.85	1.08	0.00	6.83	18.76	6.97	18.90	7.11	19.04
2022	10/21/2022	2/1/2023		9.54	0.95	0.00	7.51	18.00	7.64	18.13	7.76	18.25
2021	12/15/2021	2/1/2022		9.66	0.97	0.00	9.15	19.78	9.27	19.90	9.40	20.03
2020	10/15/2020	2/2/2021		10.48	1.05	0.00	11.58	23.11	11.71	23.24	11.86	23.39
2019	10/18/2019	2/1/2020		10.48	1.05	0.00	13.24	24.77	13.37	24.90	13.51	25.04
2018	1/16/2019	3/1/2019		10.48	0.00	0.00	13.41	23.89	13.54	24.02	13.66	24.14
2017	12/19/2018	2/1/2020		10.48	1.05	0.00	16.56	28.09	16.69	28.22	16.84	28.37
Totals				82.82	7.23	0.00	83.39	173.44	84.44	174.49	85.54	175.59
<b>2297768</b>			<b>2297768</b>									
HOUSE OF FADES HOUSTON			Business Personal Property									
ALDO GUSTAVO GALICIA-GONZALEZ			CMP F&F M&E SUP									
7715 VETERANS MEMORIAL DR STE C			Installment Code									
HOUSTON, TX 77088			Over 65 No									
			Veteran No									
			Installment Code N									
			00566 FM 1960 RD W ; 77090 ; 77090									
Year	Stmt Date	Delq Date	Code	Taxes	Penalties	Payments	Due Aug, 2025		Due Sep, 2025		Due Oct, 2025	
							Del. P&I	Due	Del. P&I	Due	Del. P&I	Due
2024	10/24/2024	2/1/2025		10.92	1.09	0.00	5.14	17.15	5.28	17.29	5.43	17.44
2023	1/24/2024	3/1/2024		10.92	1.09	0.00	6.87	18.88	7.01	19.02	7.15	19.16
2022	10/21/2022	2/1/2023		9.60	0.96	0.00	7.56	18.12	7.69	18.25	7.81	18.37
2021	12/15/2021	2/1/2022		9.71	0.97	0.00	9.18	19.86	9.31	19.99	9.44	20.12
2020	10/15/2020	2/2/2021		10.54	1.05	0.00	11.64	23.23	11.77	23.36	11.92	23.51
2019	10/18/2019	2/1/2020		10.54	1.05	0.00	13.31	24.90	13.44	25.03	13.59	25.18
Totals				62.23	6.21	0.00	53.70	122.14	54.50	122.94	55.34	123.78
<b>2297902</b>			<b>2297902</b>									
ANGEL'S KITCHEN			Business Personal Property									
EUGENE BRIAN WILSON			CMP F&F INV M&E									
25911 KYREN LN			Installment Code									
SPRING, TX 77389-3146			Over 65 No									
			Veteran No									
			Installment Code N									
			00636 CYPRESS STATION DR ; 77090									
Year	Stmt Date	Delq Date	Code	Taxes	Penalties	Payments	Due Aug, 2025		Due Sep, 2025		Due Oct, 2025	
							Del. P&I	Due	Del. P&I	Due	Del. P&I	Due
2022	10/21/2022	2/1/2023		63.84	6.38	0.00	50.27	120.49	51.12	121.34	51.96	122.18
<b>2298063</b>			<b>2298063</b>									
GREATER TEXAS EMS			Business Personal Property									
PO BOX 2862			CMP F&F M&E SUP									
SPRING, TX 77383-2862			Over 65 No									
			Veteran No									
			Installment Code N									
			00305 WELLS FARGO DR ; 77090									
Year	Stmt Date	Delq Date	Code	Taxes	Penalties	Payments	Due Aug, 2025		Due Sep, 2025		Due Oct, 2025	
							Del. P&I	Due	Del. P&I	Due	Del. P&I	Due
2020	10/15/2020	2/2/2021		14.00	1.40	0.00	15.46	30.86	15.64	31.04	15.84	31.24
2019	10/18/2019	2/1/2020		14.00	1.40	0.00	17.68	33.08	17.86	33.26	18.04	33.44
2018	1/16/2019	3/1/2019		14.00	1.40	0.00	19.71	35.11	19.89	35.29	20.08	35.48
2017	4/17/2019	2/1/2020		14.00	1.40	0.00	22.11	37.51	22.30	37.70	22.48	37.88
2016	2/26/2019	2/1/2020		14.00	1.40	0.00	24.33	39.73	24.51	39.91	24.70	40.10
Totals				70.00	7.00	0.00	99.29	176.29	100.20	177.20	101.14	178.14
<b>2298651</b>			<b>2298651</b>									
SKIN ENVY			Business Personal Property									
LIZETTE E SANDOVAL			CMP F&F INV M&E									
335 CYPRESS CREEK PKWY STE B			Installment Code									
HOUSTON, TX 77090-3517			Over 65 No									
			Veteran No									
			Installment Code N									
			00335 FM 1960 RD W ; 77090									
Year	Stmt Date	Delq Date	Code	Taxes	Penalties	Payments	Due Aug, 2025		Due Sep, 2025		Due Oct, 2025	
							Del. P&I	Due	Del. P&I	Due	Del. P&I	Due
2020	10/15/2020	2/2/2021		14.86	1.49	0.00	16.41	32.76	16.61	32.96	16.81	33.16
<b>2298653</b>			<b>2298653</b>									
JACKSON HEWITT TAX SERVICE			Business Personal Property									
342 CYPRESS CREEK PARKWAY SUITE A			CMP F&F M&E SUP									
HOUSTON, TX 77090-3518			Over 65 No									
			Veteran No									
			Installment Code N									
			00342 FM 1960 RD W ; 77090 ; 77090									
Year	Stmt Date	Delq Date	Code	Taxes	Penalties	Payments	Due Aug, 2025		Due Sep, 2025		Due Oct, 2025	
							Del. P&I	Due	Del. P&I	Due	Del. P&I	Due
2024	10/24/2024	2/1/2025		41.20	4.12	0.00	19.40	64.72	19.94	65.26	20.49	65.81

Account No/Name/Address	Cad No/Property Descr.		
<b>2302281</b>	2302281	Over 65	No
PINE OAK CLEANERS	Business Personal Property	Veteran	No
NHAN HA	CMP F&F M&E SUP	Installment Code	N
4122 COSTA RICA RD			
HOUSTON, TX 77092-5503			

01340 CYPRESS STATION DR ; 77090

Year	Stmt Date	Delq Date	Code	Taxes	Penalties	Payments	Due Aug, 2025		Due Sep, 2025		Due Oct, 2025	
							Del. P&I	Due	Del. P&I	Due	Del. P&I	Due
2019	10/18/2019	2/1/2020	L	144.81	14.48	0.00	182.87	342.16	184.77	344.06	186.68	345.97
	Lawsuit: 1/29/2020											
2018	4/17/2019	6/1/2019	L	144.81	14.48	0.00	198.15	357.44	200.07	359.36	201.98	361.27
	Lawsuit: 1/29/2020											
Totals				289.62	28.96	0.00	381.02	699.60	384.84	703.42	388.66	707.24

<b>2309009</b>	2309009	Over 65	No
A O D XPRESS	Vehicles	Veteran	No
OSLENDY FERNANDEZ	VHCLS	Installment Code	N
1000 CYPRESS STATION DR 2901			
HOUSTON, TX 77090-2734			

01000 CYPRESS STATION DR ; 77090

Year	Stmt Date	Delq Date	Code	Taxes	Penalties	Payments	Due Aug, 2025		Due Sep, 2025		Due Oct, 2025	
							Del. P&I	Due	Del. P&I	Due	Del. P&I	Due
2019	2/25/2020	4/1/2020		77.29	0.00	0.00	86.87	164.16	87.81	165.10	88.73	166.02

<b>2309940</b>	2309940	Over 65	No
DJ'S BAR & GRILL	Business Personal Property	Veteran	No
SOUTHERN DUTCH GROUP CORP	CMP F&F INV M&E	Installment Code	N
636 CYPRESS STATION DR			
HOUSTON, TX 77090-1504			

00636 CYPRESS STATION DR ; 77090

Year	Stmt Date	Delq Date	Code	Taxes	Penalties	Payments	Due Aug, 2025		Due Sep, 2025		Due Oct, 2025	
							Del. P&I	Due	Del. P&I	Due	Del. P&I	Due
2020	10/27/2020	2/2/2021	L	78.36	7.84	0.00	86.54	172.74	87.58	173.78	88.62	174.82
	Lawsuit: 4/15/2021											
2019	10/18/2019	2/1/2020	L	78.36	7.84	0.00	98.96	185.16	99.99	186.19	101.02	187.22
	Lawsuit: 4/15/2021											
Totals				156.72	15.68	0.00	185.50	357.90	187.57	359.97	189.64	362.04

<b>2310352</b>	2310352	Over 65	No
THE GREASY SPOON SOULFOOD BISTRO	Business Personal Property	Veteran	No
BOZEMAN MAX HENRY II	CMP F&F INV M&E SUP	Installment Code	N
622 MANCHESTER TRAIL DR			
SPRING, TX 77373-8293			

00636 CYPRESS STATION DR ; 77373

Year	Stmt Date	Delq Date	Code	Taxes	Penalties	Payments	Due Aug, 2025		Due Sep, 2025		Due Oct, 2025	
							Del. P&I	Due	Del. P&I	Due	Del. P&I	Due
2024	10/24/2024	2/1/2025	L	118.85	11.88	0.00	55.95	186.68	57.53	188.26	59.09	189.82
	Lawsuit: 6/6/2025											
2023	10/30/2023	2/1/2024	L	118.45	11.84	0.00	74.53	204.82	76.09	206.38	77.66	207.95
	Lawsuit: 6/6/2025											
2022	10/21/2022	2/1/2023	L	11.83	1.18	0.00	9.31	22.32	9.47	22.48	9.62	22.63
	Lawsuit: 6/6/2025											
2021	11/17/2021	2/1/2022	L	11.93	1.19	0.00	11.29	24.41	11.44	24.56	11.60	24.72
	Lawsuit: 6/6/2025											
Totals				261.06	26.09	0.00	151.08	438.23	154.53	441.68	157.97	445.12

<b>2314014</b>	2314014	Over 65	No
EDH TRANSPORT	Vehicles	Veteran	No
EDWARD HARRIS	VHCLS	Installment Code	N
289 IRON HORSE RD			
NEW WAVERLY, TX 77358			

00505 WELLS FARGO DR ; 77090 ; 77090

Year	Stmt Date	Delq Date	Code	Taxes	Penalties	Payments	Due Aug, 2025		Due Sep, 2025		Due Oct, 2025	
							Del. P&I	Due	Del. P&I	Due	Del. P&I	Due
2024	10/24/2024	2/1/2025		9.12	0.91	0.00	4.30	14.33	4.42	14.45	4.54	14.57
2023	10/30/2023	2/1/2024		63.13	6.31	0.00	39.72	109.16	40.55	109.99	41.39	110.83
Totals				72.25	7.22	0.00	44.02	123.49	44.97	124.44	45.93	125.40

<b>2318586</b>	2318586	Over 65	No
LUCKY PENNY CYCLES	Business Personal Property	Veteran	No
CALCULATED RISK LUCKY PENNY HOUSTON LLC	CMP F&F M&E SUP	Installment Code	N
1839 AIRPORT FWY			
BEDFORD, TX 76021-5734			

00235 FM 1960 RD W ; 77090

Year	Stmt Date	Delq Date	Code	Taxes	Penalties	Payments	Due Aug, 2025		Due Sep, 2025		Due Oct, 2025	
							Del. P&I	Due	Del. P&I	Due	Del. P&I	Due
2020	1/25/2023	3/1/2023		5.03	0.50	0.00	3.89	9.42	3.96	9.49	4.02	9.55



Account No/Name/Address	Cad No/Property Descr.		
<b>2320152</b> SOCIAL LACQUER NAIL & BEAUTY LOUNGE ROBIN HACKLEN 636 CYPRESS STATION STE D HOUSTON, TX 77090-1504	2320152 Business Personal Property CMP F&F INV M&E	Over 65 Veteran Installment Code	No No N

00636 CYPRESS STATION DR ; 77090

Year	Stmnt Date	Delq Date	Code	Taxes	Penalties	Payments	Due Aug, 2025		Due Sep, 2025		Due Oct, 2025	
							Del. P&I	Due	Del. P&I	Due	Del. P&I	Due
2020	12/9/2020	2/2/2021		25.24	2.52	0.00	27.87	55.63	28.21	55.97	28.53	56.29

<b>2320781</b> FARMERS' INSURANCE BRIAN ISENHOWER 616 CYPRESS CREEK PKY STE 325 HOUSTON, TX 77090-3038	2320781 Business Personal Property CMP F&F M&E SUP	Over 65 Veteran Installment Code	No No N
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00616 FM 1960 RD W ; 77090

Year	Stmnt Date	Delq Date	Code	Taxes	Penalties	Payments	Due Aug, 2025		Due Sep, 2025		Due Oct, 2025	
							Del. P&I	Due	Del. P&I	Due	Del. P&I	Due
2022	11/13/2022	2/1/2023		15.22	1.52	0.00	11.99	28.73	12.19	28.93	12.38	29.12
2021	9/30/2021	2/1/2022		15.39	1.54	0.00	14.56	31.49	14.76	31.69	14.97	31.90
2020	10/15/2020	2/2/2021		16.71	1.67	0.00	18.45	36.83	18.68	37.06	18.89	37.27
2019	1/22/2020	3/3/2020		16.71	1.67	0.00	20.88	39.26	21.10	39.48	21.32	39.70
2018	1/22/2020	2/2/2021		16.71	1.67	0.00	23.75	42.13	23.97	42.35	24.18	42.56
Totals				80.74	8.07	0.00	89.63	178.44	90.70	179.51	91.74	180.55

<b>2335662</b> GLOBAL ORGANICS 68 MOULTON ST CAMBRIDGE, MA 02138-1514	2335662 Stored Products (WHSE) INV AT MCLANE GLOBAL	Over 65 Veteran Installment Code	No No N
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01902 CYPRESS STATION DR ; 77090

Year	Stmnt Date	Delq Date	Code	Taxes	Penalties	Payments	Due Aug, 2025		Due Sep, 2025		Due Oct, 2025	
							Del. P&I	Due	Del. P&I	Due	Del. P&I	Due
2024	10/24/2024	2/1/2025		16,732.30	0.00	0.00	7,161.43	23,893.73	7,362.21	24,094.51	7,563.00	24,295.30

<b>2344518</b> NTREST LOGISTICS 40 FM 1960 RD W PMB 388 HOUSTON, TX 77090-3530	2344518 Vehicles VHCLS	Over 65 Veteran Installment Code	No No N
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00040 FM 1960 RD W ; 77090

Year	Stmnt Date	Delq Date	Code	Taxes	Penalties	Payments	Due Aug, 2025		Due Sep, 2025		Due Oct, 2025	
							Del. P&I	Due	Del. P&I	Due	Del. P&I	Due
2023	10/30/2023	2/1/2024		419.48	41.95	0.00	263.93	725.36	269.48	730.91	275.01	736.44
2022	10/21/2022	2/1/2023	L	409.84	40.98	0.00	322.78	773.60	328.20	779.02	333.61	784.43
Lawsuit: 7/29/2021												
2021	9/30/2021	2/1/2022	L	460.73	46.07	0.00	435.85	942.65	441.93	948.73	448.02	954.82
Lawsuit: 2/3/2022												
2020	3/19/2021	5/1/2021	L	555.58	55.56	0.00	591.58	1,202.72	598.92	1,210.06	606.25	1,217.39
Lawsuit: 2/3/2022												
2019	3/19/2021	2/1/2022	L	617.31	61.73	0.00	657.32	1,336.36	665.46	1,344.50	673.61	1,352.65
Lawsuit: 2/3/2022												
Totals				2,462.94	246.29	0.00	2,271.46	4,980.69	2,303.99	5,013.22	2,336.50	5,045.73

<b>2345478</b> SADITY KUTZ BOYD LATOSHA 3000 FM 29978 MAGNOLIA, TX 77354	2345478 Business Personal Property CMP F&F INV M&E SUP	Over 65 Veteran Installment Code	No No N
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00030 FM 1960 RD W ; 77090 ; 77090

Year	Stmnt Date	Delq Date	Code	Taxes	Penalties	Payments	Due Aug, 2025		Due Sep, 2025		Due Oct, 2025	
							Del. P&I	Due	Del. P&I	Due	Del. P&I	Due
2024	10/24/2024	2/1/2025		26.65	2.66	0.00	12.55	41.86	12.89	42.20	13.25	42.56
2023	1/6/2024	2/1/2024		26.41	2.64	0.00	16.62	45.67	16.97	46.02	17.32	46.37
2022	10/21/2022	2/1/2023		22.72	2.27	0.00	17.90	42.89	18.20	43.19	18.50	43.49
2021	9/30/2021	2/1/2022		22.60	2.26	0.00	21.38	46.24	21.68	46.54	21.98	46.84
Totals				98.38	9.83	0.00	68.45	176.66	69.74	177.95	71.05	179.26

<b>2345594</b> REMOVERY ERASER CLINIC LLC 19025 INTERSTATE 45 S # 121A CONROE, TX 77385	2345594 Business Personal Property CMP F&F M&E SUP	Over 65 Veteran Installment Code	No No N
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00110 CYPRESS STATION DR ; 77090 ; 77090

Year	Stmnt Date	Delq Date	Code	Taxes	Penalties	Payments	Due Aug, 2025		Due Sep, 2025		Due Oct, 2025	
							Del. P&I	Due	Del. P&I	Due	Del. P&I	Due
2024	10/24/2024	2/1/2025		21.01	2.10	0.00	9.89	33.00	10.17	33.28	10.44	33.55
2023	1/6/2024	2/1/2024		21.01	2.10	0.00	13.21	36.32	13.50	36.61	13.78	36.89
Totals				42.02	4.20	0.00	23.10	69.32	23.67	69.89	24.22	70.44

Account No/Name/Address	Cad No/Property Descr.		
2345686	2345686	Over 65	No
HEALTHY SCHOOLS POWERED BY CARDOX	Business Personal Property	Veteran	No
HEALTHY SCHOOLS LLC	CMP F&F M&E SUP	Installment Code	N
104 W 40TH ST RM 1030			
NEW YORK, NY 10018-3637			

00110 CYPRESS STATION DR ; 77090

Year	Stmt Date	Delq Date	Code	Taxes	Penalties	Payments	Due Aug, 2025		Due Sep, 2025		Due Oct, 2025	
							Del. P&I	Due	Del. P&I	Due	Del. P&I	Due
2024	10/24/2024	2/1/2025		9.28	0.93	0.00	4.37	14.58	4.49	14.70	4.61	14.82
2023	11/3/2023	2/1/2024		9.28	0.93	0.00	5.85	16.06	5.97	16.18	6.09	16.30
2022	10/21/2022	2/1/2023		8.16	0.82	0.00	6.43	15.41	6.54	15.52	6.64	15.62
2021	9/30/2021	2/1/2022		8.26	0.83	0.00	7.82	16.91	7.93	17.02	8.03	17.12
2020	5/19/2021	2/1/2022		8.96	0.90	0.00	9.90	19.76	10.01	19.87	10.13	19.99
Totals				43.94	4.41	0.00	34.37	82.72	34.94	83.29	35.50	83.85

2345688	2345688	Over 65	No
HELPFUL INTERVENSTONS	Business Personal Property	Veteran	No
JERRILYN HAYES	CMP F&F M&E SUP	Installment Code	N
110 CYPRESS STATION DR STE 114			
HOUSTON, TX 77090-1626			

00110 CYPRESS STATION DR ; 77090

Year	Stmt Date	Delq Date	Code	Taxes	Penalties	Payments	Due Aug, 2025		Due Sep, 2025		Due Oct, 2025	
							Del. P&I	Due	Del. P&I	Due	Del. P&I	Due
2021	9/30/2021	2/1/2022		5.10	0.51	0.00	4.83	10.44	4.89	10.50	4.96	10.57
2020	4/21/2021	5/1/2021		5.54	0.55	0.00	6.11	12.20	6.19	12.28	6.26	12.35
Totals				10.64	1.06	0.00	10.94	22.64	11.08	22.78	11.22	22.92

2345751	2345751	Over 65	No
IRS SOLUTIONS LLC	Business Personal Property	Veteran	No
140 CYPRESS STATION DR # 100-19	CMP F&F M&E SUP	Installment Code	N
HOUSTON, TX 77090-1633			

00140 CYPRESS STATION DR ; 77090

Year	Stmt Date	Delq Date	Code	Taxes	Penalties	Payments	Due Aug, 2025		Due Sep, 2025		Due Oct, 2025	
							Del. P&I	Due	Del. P&I	Due	Del. P&I	Due
2021	9/30/2021	2/1/2022		5.56	0.00	0.00	4.78	10.34	4.84	10.40	4.92	10.48

2345759	2345759	Over 65	No
CYPRESS ONE CENTER	Business Personal Property	Veteran	No
140 CYPRESS STATION DR STE 135	CMP F&F M&E SUP	Installment Code	N
HOUSTON, TX 77090-1627			

00140 CYPRESS STATION DR ; 77090

Year	Stmt Date	Delq Date	Code	Taxes	Penalties	Payments	Due Aug, 2025		Due Sep, 2025		Due Oct, 2025	
							Del. P&I	Due	Del. P&I	Due	Del. P&I	Due
2024	10/24/2024	2/1/2025		37.70	3.77	0.00	17.75	59.22	18.24	59.71	18.75	60.22
2023	1/24/2024	3/1/2024		37.70	3.77	0.00	23.73	65.20	24.22	65.69	24.72	66.19
2022	10/21/2022	2/1/2023		33.15	3.32	0.00	26.11	62.58	26.55	63.02	26.99	63.46
2021	9/30/2021	2/1/2022		33.54	3.35	0.00	31.73	68.62	32.17	69.06	32.61	69.50
Totals				142.09	14.21	0.00	99.32	255.62	101.18	257.48	103.07	259.37

2345774	2345774	Over 65	No
FAMILY FIRST LIFE	Business Personal Property	Veteran	No
5700 NW CENTRAL DR STE 340	CMP F&F M&E SUP	Installment Code	N
HOUSTON, TX 77092-2039			

00140 CYPRESS STATION DR ; 77090

Year	Stmt Date	Delq Date	Code	Taxes	Penalties	Payments	Due Aug, 2025		Due Sep, 2025		Due Oct, 2025	
							Del. P&I	Due	Del. P&I	Due	Del. P&I	Due
2021	9/30/2021	2/1/2022		4.21	0.42	0.00	3.99	8.62	4.03	8.66	4.09	8.72

2345801	2345801	Over 65	No
ICON NAIL X SALON	Business Personal Property	Veteran	No
ROBIN HACKLEN	F&F INV M&E	Installment Code	N
636 CYPRESS STATION DR STE D			
HOUSTON, TX 77090-1504			

00636 CYPRESS STATION DR ; 77090

Year	Stmt Date	Delq Date	Code	Taxes	Penalties	Payments	Due Aug, 2025		Due Sep, 2025		Due Oct, 2025	
							Del. P&I	Due	Del. P&I	Due	Del. P&I	Due
2023	1/6/2024	2/1/2024		29.88	2.99	0.00	18.80	51.67	19.20	52.07	19.59	52.46
2022	10/21/2022	2/1/2023		25.90	2.59	0.00	20.40	48.89	20.75	49.24	21.08	49.57
2021	9/30/2021	2/1/2022		25.91	2.59	0.00	24.52	53.02	24.85	53.35	25.19	53.69
Totals				81.69	8.17	0.00	63.72	153.58	64.80	154.66	65.86	155.72

Account No/Name/Address				Cad No/Property Descr.			
<b>2346111</b>				2346111			
ALTERED VISIONS STUDIO				Business Personal Property			
ALEX VENTURA				CMP F&F M&E SUP			
650 CENTURY PLAZA DR # 130D				Over 65			
HOUSTON, TX 77073-6135				Veteran			
				Installment Code			
				N			

00301 WELLS FARGO DR ; 77090 ; 77090

Year	Stmnt Date	Delq Date	Code	Taxes	Penalties	Payments	Due Aug, 2025		Due Sep, 2025		Due Oct, 2025	
							Del. P&I	Due	Del. P&I	Due	Del. P&I	Due
2024	10/24/2024	2/1/2025		92.98	9.30	0.00	43.77	146.05	45.01	147.29	46.23	148.51

<b>2346257</b>				2346257			
HOUSTON'S FINEST WEAVE & NATURAL HAIR SA				Business Personal Property			
211 CYPRESS CREEK PKWY STE K				CMP F&F INV M&E SUP			
HOUSTON, TX 77090-3536				Over 65			
				Veteran			
				Installment Code			
				N			

00211 FM 1960 RD W ; 77090

Year	Stmnt Date	Delq Date	Code	Taxes	Penalties	Payments	Due Aug, 2025		Due Sep, 2025		Due Oct, 2025	
							Del. P&I	Due	Del. P&I	Due	Del. P&I	Due
2024	10/24/2024	2/1/2025		15.66	1.57	0.00	7.37	24.60	7.59	24.82	7.79	25.02
2023	10/30/2023	2/1/2024		15.44	1.54	0.00	9.71	26.69	9.91	26.89	10.12	27.10
2022	10/21/2022	2/1/2023		13.13	1.31	0.00	10.34	24.78	10.51	24.95	10.69	25.13
2021	9/30/2021	2/1/2022		12.94	1.29	0.00	12.24	26.47	12.41	26.64	12.58	26.81
Totals				57.17	5.71	0.00	39.66	102.54	40.42	103.30	41.18	104.06

<b>2346299</b>				2346299			
KEYS TO LIFE BIBLE FELLOWSHIP				Business Personal Property			
330 RAYFORD RD STE 125				CMP F&F M&E MISC ASSETS			
SPRING, TX 77386-1980				Over 65			
				Veteran			
				Installment Code			
				N			

00305 WELLS FARGO DR ; 77090 ; 77090

Year	Stmnt Date	Delq Date	Code	Taxes	Penalties	Payments	Due Aug, 2025		Due Sep, 2025		Due Oct, 2025	
							Del. P&I	Due	Del. P&I	Due	Del. P&I	Due
2024	10/24/2024	2/1/2025		19.74	1.97	0.00	9.29	31.00	9.55	31.26	9.81	31.52
2023	3/24/2024	5/1/2024		19.74	1.97	0.00	11.64	33.35	11.90	33.61	12.15	33.86
2022	2/22/2023	4/1/2023		17.36	0.00	0.00	12.02	29.38	12.22	29.58	12.42	29.78
2021	2/22/2023	4/1/2023		17.56	0.00	0.00	12.15	29.71	12.37	29.93	12.57	30.13
Totals				74.40	3.94	0.00	45.10	123.44	46.04	124.38	46.95	125.29

<b>2346301</b>				2346301			
BAKED POPCORN				Light Manufacturing			
BAKED POPCORN LLC				CMP F&F M&E SUP			
23218 POSTWOOD PARK LN				Over 65			
SPRING, TX 77373-4963				Veteran			
				Installment Code			
				N			

00305 WELLS FARGO DR ; 77090

Year	Stmnt Date	Delq Date	Code	Taxes	Penalties	Payments	Due Aug, 2025		Due Sep, 2025		Due Oct, 2025	
							Del. P&I	Due	Del. P&I	Due	Del. P&I	Due
2022	10/21/2022	2/1/2023	L	49.27	4.93	0.00	38.81	93.01	39.46	93.66	40.11	94.31
Lawsuit: 7/4/2023												
2021	9/30/2021	2/1/2022		49.85	4.98	0.00	47.16	101.99	47.81	102.64	48.47	103.30
2020	4/21/2021	2/1/2022		54.10	5.41	0.00	59.75	119.26	60.47	119.98	61.17	120.68
Totals				153.22	15.32	0.00	145.72	314.26	147.74	316.28	149.75	318.29

<b>2346940</b>				2346940			
BOOST MOBILE				Business Personal Property			
AAFFI LLC				CMP F&F INV M&E			
4012 INSPIRATION CIR				Over 65			
CARROLLTON, TX 75010-6399				Veteran			
				Installment Code			
				N			

00024 FM 1960 RD W ; 77090

Year	Stmnt Date	Delq Date	Code	Taxes	Penalties	Payments	Due Aug, 2025		Due Sep, 2025		Due Oct, 2025	
							Del. P&I	Due	Del. P&I	Due	Del. P&I	Due
2024	10/24/2024	2/1/2025		37.41	3.74	0.00	17.61	58.76	18.11	59.26	18.60	59.75
2023	10/30/2023	2/1/2024		36.64	3.66	0.00	23.05	63.35	23.54	63.84	24.02	64.32
2022	10/21/2022	2/1/2023		30.63	3.06	0.00	24.13	57.82	24.52	58.21	24.93	58.62
2021	9/30/2021	2/1/2022		29.79	2.98	0.00	28.18	60.95	28.57	61.34	28.97	61.74
Totals				134.47	13.44	0.00	92.97	240.88	94.74	242.65	96.52	244.43

<b>2358357</b>				2358357			
BLUE STAR SECURITY LLC				Vehicles			
616 FM 1960 ROAD WEST STE# 700				VHCLS			
HOUSTON, TX 77090-3028				Over 65			
				Veteran			
				Installment Code			
				N			

00616 FM 1960 RD W ; 77090 ; 77090

Year	Stmnt Date	Delq Date	Code	Taxes	Penalties	Payments	Due Aug, 2025		Due Sep, 2025		Due Oct, 2025	
							Del. P&I	Due	Del. P&I	Due	Del. P&I	Due
2024	4/24/2025	6/3/2025		249.28	24.93	0.00	104.20	378.41	107.49	381.70	110.79	385.00

Account No/Name/Address	Cad No/Property Descr.		
2359111 MIKE KULKA 616 FM 1960 RD W STE 325 HOUSTON, TX 77090-3038	2359111 Business Personal Property CMP F&F M&E	Over 65 Veteran Installment Code	No No N

00616 FM 1960 RD W ; 77090

Year	Stmt Date	Delq Date	Code	Taxes	Penalties	Payments	Due Aug, 2025		Due Sep, 2025		Due Oct, 2025	
							Del. P&I	Due	Del. P&I	Due	Del. P&I	Due
2022	10/21/2022	2/1/2023		8.95	0.90	0.00	7.06	16.91	7.17	17.02	7.29	17.14
2021	12/15/2021	2/1/2022		9.05	0.90	0.00	8.55	18.50	8.67	18.62	8.79	18.74
2020	12/19/2022	2/1/2024		9.82	0.98	0.00	10.85	21.65	10.97	21.77	11.10	21.90
2019	11/11/2022	2/1/2024		9.82	0.98	0.00	12.40	23.20	12.53	23.33	12.66	23.46
Totals				37.64	3.76	0.00	38.86	80.26	39.34	80.74	39.84	81.24

2359618 AURORA DE LA GARZA 1007 CYPRESS STATION DR APT 7308 HOUSTON, TX 77090-2761	2359618 Vehicles VHCLS	Over 65 Veteran Installment Code	No No N
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01007 CYPRESS STATION DR ; 77090

Year	Stmt Date	Delq Date	Code	Taxes	Penalties	Payments	Due Aug, 2025		Due Sep, 2025		Due Oct, 2025	
							Del. P&I	Due	Del. P&I	Due	Del. P&I	Due
2022	10/21/2022	2/1/2023	L	158.85	15.88	0.00	125.10	299.83	127.20	301.93	129.30	304.03
Lawsuit: 1/10/2024												
2021	12/15/2021	2/1/2022		66.00	6.60	0.00	62.44	135.04	63.31	135.91	64.18	136.78
Totals				224.85	22.48	0.00	187.54	434.87	190.51	437.84	193.48	440.81

2360757 FALLAS PAREDES #181 PEGASUS TRUCKING LLC 15001 S FIGUEROA ST GARDENA, CA 90248-1721	2360757 Business Personal Property CMP F&F INV M&E	Over 65 Veteran Installment Code	No No N
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00310 FM 1960 ; 77090

Year	Stmt Date	Delq Date	Code	Taxes	Penalties	Payments	Due Aug, 2025		Due Sep, 2025		Due Oct, 2025	
							Del. P&I	Due	Del. P&I	Due	Del. P&I	Due
2022	10/21/2022	2/1/2023		419.56	0.00	0.00	300.40	719.96	305.44	725.00	310.47	730.03
2021	2/6/2022	3/1/2022		819.57	81.96	0.00	764.50	1,666.03	775.31	1,676.84	786.14	1,687.67
2020	8/23/2022	2/1/2024		279.85	27.98	0.00	309.07	616.90	312.75	620.58	316.45	624.28
2019	2/6/2022	3/1/2022		859.51	85.95	0.00	801.75	1,747.21	813.09	1,758.55	824.44	1,769.90
Totals				2,378.49	195.89	0.00	2,175.72	4,750.10	2,206.59	4,780.97	2,237.50	4,811.88

2363071 HONNEL DANIEL PAVON HERNANDEZ 601 CYPRESS STATION DR APT 1404 HOUSTON, TX 77090-1583	2363071 Vehicles VHCLS	Over 65 Veteran Installment Code	No No N
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00601 CYPRESS STATION DR ; 77090

Year	Stmt Date	Delq Date	Code	Taxes	Penalties	Payments	Due Aug, 2025		Due Sep, 2025		Due Oct, 2025	
							Del. P&I	Due	Del. P&I	Due	Del. P&I	Due
2022	10/21/2022	2/1/2023		20.32	2.03	0.00	16.00	38.35	16.27	38.62	16.54	38.89
2021	2/22/2022	3/1/2022		22.84	2.28	0.00	21.30	46.42	21.61	46.73	21.91	47.03
Totals				43.16	4.31	0.00	37.30	84.77	37.88	85.35	38.45	85.92

2365303 KILRAINE MIKE JONES 40 CYPRESS CREEK PKWY #458 HOUSTON, TX 77090-3530	2365303 Vehicles VHCLS	Over 65 Veteran Installment Code	No No N
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00040 CYPRESS CREEK PKY ; 77090

Year	Stmt Date	Delq Date	Code	Taxes	Penalties	Payments	Due Aug, 2025		Due Sep, 2025		Due Oct, 2025	
							Del. P&I	Due	Del. P&I	Due	Del. P&I	Due
2024	10/24/2024	2/1/2025		90.92	9.09	0.00	42.80	142.81	44.00	144.01	45.20	145.21
2023	10/30/2023	2/1/2024		144.51	14.45	0.00	90.93	249.89	92.84	251.80	94.74	253.70
2022	10/21/2022	2/1/2023		233.21	23.32	0.00	183.68	440.21	186.75	443.28	189.83	446.36
2021	4/19/2022	5/3/2022		75.42	7.54	0.00	71.35	154.31	72.34	155.30	73.34	156.30
Totals				544.06	54.40	0.00	388.76	987.22	395.93	994.39	403.11	1,001.57

2367307 AMPIL 611 ANTON BLVD STE 700 COSTA MESA, CA 92626-7050	2367307 Business Personal Property M&E AT FCC - HOUSTON	Over 65 Veteran Installment Code	No No N
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00070 FM 1960 RD W ; 77090 ; 77090

Year	Stmt Date	Delq Date	Code	Taxes	Penalties	Payments	Due Aug, 2025		Due Sep, 2025		Due Oct, 2025	
							Del. P&I	Due	Del. P&I	Due	Del. P&I	Due
2024	10/24/2024	2/1/2025		38.11	3.81	0.00	17.94	59.86	18.44	60.36	18.94	60.86
2023	10/30/2023	2/1/2024		38.11	3.81	0.00	23.98	65.90	24.48	66.40	24.98	66.90
2022	1/25/2023	3/1/2023		33.51	3.35	0.00	26.39	63.25	26.84	63.70	27.28	64.14
2021	12/19/2022	2/1/2023		33.90	3.39	0.00	26.69	63.98	27.15	64.44	27.59	64.88
Totals				143.63	14.36	0.00	95.00	252.99	96.91	254.90	98.79	256.78

Account No/Name/Address				Cad No/Property Descr.										
2367919 SF MOTORS SF MOTORS SF MOTORS MUHAMMAD FAHAD NASIR KHAN 10142 JONES RD STE A5 HOUSTON, TX 77065-5681				2367919 Dealer Inventory				Over 65		No				
								Veteran		No				
								Installment Code		N				
00101 WELLS FARGO DR ; 77090 ; 77090														
						Due Aug, 2025		Due Sep, 2025		Due Oct, 2025				
Year	Stmt Date	Delq Date	Code	Taxes	Penalties	Payments	Del. P&I	Due	Del. P&I	Due	Del. P&I	Due		
2023	10/30/2023	2/1/2024		68.41	0.00	0.00	39.13	107.54	39.95	108.36	40.78	109.19		
2367920 SF MOTORS SF MOTORS SF MOTORS MUHAMMAD FAHAD NASIR KHAN 10142 JONES RD STE A5 HOUSTON, TX 77065-5681				2367920 Business Personal Property CMP F&F INV M&E SUP				Over 65		No				
								Veteran		No				
								Installment Code		N				
00101 WELLS FARGO DR ; 77090 ; 77090														
						Due Aug, 2025		Due Sep, 2025		Due Oct, 2025				
Year	Stmt Date	Delq Date	Code	Taxes	Penalties	Payments	Del. P&I	Due	Del. P&I	Due	Del. P&I	Due		
2023	11/3/2023	2/1/2024		39.10	3.91	0.00	24.60	67.61	25.11	68.12	25.63	68.64		
2370931 TOON'S AUTO WORLD PLEYTEZ INVESTMENTS L.L.C. 110 CYPRESS STATION DR STE 245 HOUSTON, TX 77090-1638				2370931 Dealer Inventory				Over 65		No				
								Veteran		No				
								Installment Code		N				
00110 CYPRESS STATION DR ; 77090 ; 77090														
						Due Aug, 2025		Due Sep, 2025		Due Oct, 2025				
Year	Stmt Date	Delq Date	Code	Taxes	Penalties	Payments	Del. P&I	Due	Del. P&I	Due	Del. P&I	Due		
2023	10/30/2023	2/1/2024		89.16	0.00	0.00	51.00	140.16	52.07	141.23	53.14	142.30		
2370932 TOON'S AUTO WORLD PLEYTEZ INVESTMENTS L.L.C. 110 CYPRESS STATION DR STE 245 HOUSTON, TX 77090-1638				2370932 Business Personal Property CMP F&F INV M&E SUP				Over 65		No				
								Veteran		No				
								Installment Code		N				
00110 CYPRESS STATION DR ; 77090 ; 77090														
						Due Aug, 2025		Due Sep, 2025		Due Oct, 2025				
Year	Stmt Date	Delq Date	Code	Taxes	Penalties	Payments	Del. P&I	Due	Del. P&I	Due	Del. P&I	Due		
2023	10/30/2023	2/1/2024		39.54	3.95	0.00	24.87	68.36	25.40	68.89	25.92	69.41		
2377606 SPUDSY INC 2027 PHALAROPE CT COSTA MESA, CA 92626-4733				2377606 Stored Products (WHSE) INV @ MCLANE GLOBAL				Over 65		No				
								Veteran		No				
								Installment Code		N				
01902 CYPRESS STATION DR ; 77090 ; 77090														
						Due Aug, 2025		Due Sep, 2025		Due Oct, 2025				
Year	Stmt Date	Delq Date	Code	Taxes	Penalties	Payments	Del. P&I	Due	Del. P&I	Due	Del. P&I	Due		
2024	10/24/2024	2/1/2025	L	1,031.27	103.13	0.00	485.53	1,619.93	499.14	1,633.54	512.74	1,647.14		
Lawsuit: 6/21/2024														
2023	11/3/2023	2/1/2024		1,001.11	100.11	1,134.40	303.53	834.18	309.90	840.55	316.26	846.91		
Payment Date				Payment Amt		Escrow	Taxes	Penalties	Del. P&I	Atty Fees	Other Fees	Refund		
5/1/2025				1,134.40		0.00	570.57	0.00	286.32	277.51	0.00	0.00		
Totals				2,032.38		203.24	0.00	789.06	2,454.11	809.04	2,474.09	829.00	2,494.05	
2377607 THIINKMED LLC C/O FAHAD SIDDIQUI 15500 VOSS RD STE 244 SUGAR LAND, TX 77498-4601				2377607 Stored Products (WHSE) INV @ MCLANE GLOBAL				Over 65		No				
								Veteran		No				
								Installment Code		N				
01902 CYPRESS STATION DR ; 77090 ; 77090														
						Due Aug, 2025		Due Sep, 2025		Due Oct, 2025				
Year	Stmt Date	Delq Date	Code	Taxes	Penalties	Payments	Del. P&I	Due	Del. P&I	Due	Del. P&I	Due		
2024	10/24/2024	2/1/2025	L	175.51	17.55	0.00	82.63	275.69	84.94	278.00	87.26	280.32		
Lawsuit: 7/31/2024														
2023	10/30/2023	2/1/2024	L	170.38	0.00	0.00	97.46	267.84	99.50	269.88	101.55	271.93		
Lawsuit: 7/31/2024														
Totals				345.89		17.55	0.00	180.09	543.53	184.44	547.88	188.81	552.25	
2383169 A LINE EXPRESS LLC 616 CYPRESS CREEK PKY STE 415 HOUSTON, TX 77090-3028				2383169 Vehicles VHCLS				Over 65		No				
								Veteran		No				
								Installment Code		N				
00616 CYPRESS CREEK PKY ; 77090 ; 77090														
						Due Aug, 2025		Due Sep, 2025		Due Oct, 2025				
Year	Stmt Date	Delq Date	Code	Taxes	Penalties	Payments	Del. P&I	Due	Del. P&I	Due	Del. P&I	Due		
2021	5/25/2024	2/1/2025		39.96	4.00	0.00	37.81	81.77	38.34	82.30	38.86	82.82		

Account No/Name/Address				Cad No/Property Descr.									
2384010 ANGEL'S KITCHEN BRENDA MATTHEWS 636 CYPRESS STATION DR B HOUSTON, TX 77090-1504				2384010 Business Personal Property CMP F&F INV M&E SUP				Over 65 Veteran Installment Code		No No N			
00636 CYPRESS STATION DR ; 77090 ; 77090													
Year	Stmnt Date	Delq Date	Code	Taxes	Penalties	Payments	Due Aug, 2025		Due Sep, 2025		Due Oct, 2025		
							Del. P&I	Due	Del. P&I	Due	Del. P&I	Due	
2023	11/15/2023	2/1/2024		108.69	10.87	0.00	68.38	187.94	69.82	189.38	71.25	190.81	
2388254 TROY RAMSEY 18200 WESTFIELD PLACE DR STE 925 HOUSTON, TX 77090-1650													
				2388254 Vehicles VHCLS				Over 65 Veteran Installment Code		No No N			
18200 WESTFIELD PLACE DR ; 77090 ; 77090													
Year	Stmnt Date	Delq Date	Code	Taxes	Penalties	Payments	Due Aug, 2025		Due Sep, 2025		Due Oct, 2025		
							Del. P&I	Due	Del. P&I	Due	Del. P&I	Due	
2023	10/30/2023	2/1/2024	L	204.66	20.47	0.00	128.77	353.90	131.47	356.60	134.17	359.30	
Lawsuit: 6/21/2024													
2392647 RENE HERNANDEZ CUETO 18200 WESTFIELD PLACE DR HOUSTON, TX 77090-1646													
				2392647 Vehicles VHCLS				Over 65 Veteran Installment Code		No No N			
18200 WESTFIELD PLACE DR ; 77090 ; 77090													
Year	Stmnt Date	Delq Date	Code	Taxes	Penalties	Payments	Due Aug, 2025		Due Sep, 2025		Due Oct, 2025		
							Del. P&I	Due	Del. P&I	Due	Del. P&I	Due	
2021	5/25/2024	2/1/2025		12.41	1.24	0.00	11.74	25.39	11.90	25.55	12.07	25.72	
2392707 WEIDENHEFT ENTERPRISES LLC STEPHEN R WEI 21710 SCHIEL RD CYPRESS, TX 77433-4928													
				2392707 Vehicles VHCLS				Over 65 Veteran Installment Code		No No N			
01539 CYPRESS STATION DR ; 77090 ; 77090													
Year	Stmnt Date	Delq Date	Code	Taxes	Penalties	Payments	Due Aug, 2025		Due Sep, 2025		Due Oct, 2025		
							Del. P&I	Due	Del. P&I	Due	Del. P&I	Due	
2024	10/24/2024	2/1/2025	L	41.19	4.12	0.00	19.39	64.70	19.93	65.24	20.49	65.80	
Lawsuit: 6/6/2025													
2023	10/30/2023	2/1/2024	LB	39.62	3.96	0.00	24.93	68.51	25.46	69.04	25.97	69.55	
Lawsuit: 6/6/2025,Bankruptcy: 7/24/2024													
2022	6/21/2023	2/1/2024	L	34.35	3.44	0.00	21.61	59.40	22.07	59.86	22.52	60.31	
Lawsuit: 6/6/2025													
2021	6/20/2023	2/1/2024	L	31.50	3.15	0.00	19.82	54.47	20.24	54.89	20.65	55.30	
Lawsuit: 6/6/2025													
Totals				146.66	14.67	0.00	85.75	247.08	87.70	249.03	89.63	250.96	
2392977 WINTER BUILDERS LLC 19903 SAPPHIRE MIST CT HOUSTON, TX 77073-6164													
				2392977 Vehicles VHCLS				Over 65 Veteran Installment Code		No No N			
00040 FM 1960 RD ; 77090 ; 77090													
Year	Stmnt Date	Delq Date	Code	Taxes	Penalties	Payments	Due Aug, 2025		Due Sep, 2025		Due Oct, 2025		
							Del. P&I	Due	Del. P&I	Due	Del. P&I	Due	
2023	1/24/2024	3/1/2024		14.89	1.49	0.00	9.37	25.75	9.56	25.94	9.77	26.15	
2022	11/14/2024	12/3/2024		11.35	1.14	0.00	5.37	17.86	5.50	17.99	9.24	21.73	
Totals				26.24	2.63	0.00	14.74	43.61	15.06	43.93	19.01	47.88	
2401028 CREATIVE RETAIL PACKAGING 13810 HOLLISTER DR STE 150 HOUSTON, TX 77086-1211													
				2401028 Stored Products (WHSE) INV AT MCLANE GLOBAL				Over 65 Veteran Installment Code		No No N			
01902 CYPRESS STATION DR ; 77090 ; 77090													
Year	Stmnt Date	Delq Date	Code	Taxes	Penalties	Payments	Due Aug, 2025		Due Sep, 2025		Due Oct, 2025		
							Del. P&I	Due	Del. P&I	Due	Del. P&I	Due	
2024	10/24/2024	2/1/2025	L	2,582.80	258.28	0.00	1,215.99	4,057.07	1,250.08	4,091.16	1,284.17	4,125.25	
Lawsuit: 6/6/2025													

Account No/Name/Address	Cad No/Property Descr.		
<b>2401283</b> FEVER TREE USA INC 37 W 26TH ST PH NEW YORK, NY 10010-1049	2401283 Stored Products (WHSE) INV @ MCLANE GLOBAL	Over 65 Veteran Installment Code	No No N

02031 CYPRESS STATION DR ; 77090 ; 77090

Year	Stmnt Date	Delq Date	Code	Taxes	Penalties	Payments	Due Aug, 2025		Due Sep, 2025		Due Oct, 2025	
							Del. P&I	Due	Del. P&I	Due	Del. P&I	Due
2024	10/24/2024	2/1/2025	L	2,582.80	258.28	0.00	1,215.99	4,057.07	1,250.08	4,091.16	1,284.17	4,125.25
Lawsuit: 6/6/2025												

<b>2401290</b> KALERA INC 18000 E 40TH AVE STE 50 AURORA, CO 80011-0882	2401290 Stored Products (WHSE) INV @ MCLANE GLOBAL	Over 65 Veteran Installment Code	No No N
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02031 CYPRESS STATION DR ; 77090 ; 77090

Year	Stmnt Date	Delq Date	Code	Taxes	Penalties	Payments	Due Aug, 2025		Due Sep, 2025		Due Oct, 2025	
							Del. P&I	Due	Del. P&I	Due	Del. P&I	Due
2024	10/24/2024	2/1/2025	L	2,582.80	258.28	0.00	1,215.99	4,057.07	1,250.08	4,091.16	1,284.17	4,125.25
Lawsuit: 7/31/2024												
2023	10/30/2023	2/1/2024	L	2,507.26	250.73	0.00	1,577.57	4,335.56	1,610.67	4,368.66	1,643.77	4,401.76
Lawsuit: 7/31/2024												
Totals				5,090.06	509.01	0.00	2,793.56	8,392.63	2,860.75	8,459.82	2,927.94	8,527.01

<b>2408942</b> DWIGHT FONTENETTE 40 CYPRESS CREEK PKWY # 180 HOUSTON, TX 77090-3530	2408942 Vehicles VHCLS	Over 65 Veteran Installment Code	No No N
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00040 CYPRESS CREEK PKY ; 77090 ; 77090

Year	Stmnt Date	Delq Date	Code	Taxes	Penalties	Payments	Due Aug, 2025		Due Sep, 2025		Due Oct, 2025	
							Del. P&I	Due	Del. P&I	Due	Del. P&I	Due
2024	10/24/2024	2/1/2025	L	1,154.52	115.45	0.00	543.54	1,813.51	558.78	1,828.75	574.02	1,843.99
Lawsuit: 6/6/2025												

<b>2419566</b> OCM DENAU HOLDINGS LLC 333 SOUTH GRAND AVE 28TH FL LOS ANGELES, CA 90071-1530	2419566 INTEREST IN DEPLETED RESERVOIRS BAMMEL FIELD	Over 65 Veteran Installment Code	No No N
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IN HARRIS COUNTY

Year	Stmnt Date	Delq Date	Code	Taxes	Penalties	Payments	Due Aug, 2025		Due Sep, 2025		Due Oct, 2025	
							Del. P&I	Due	Del. P&I	Due	Del. P&I	Due
2023	10/18/2024	12/3/2024		0.77	0.00	0.00	0.35	1.12	0.36	1.13	0.37	1.14

<b>2421450</b> F & A AFRICAN HAIR BRAIDING FLORENCE NGUEMKAR 376 CYPRESS CREEK PKY STE E HOUSTON, TX 77090-3507	2421450 Business Personal Property CMP F&F INV M&E SUP	Over 65 Veteran Installment Code	No No N
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00376 FM 1960 RD W ; 77090 ; 77090

Year	Stmnt Date	Delq Date	Code	Taxes	Penalties	Payments	Due Aug, 2025		Due Sep, 2025		Due Oct, 2025	
							Del. P&I	Due	Del. P&I	Due	Del. P&I	Due
2024	11/14/2024	2/1/2025		21.33	2.13	0.00	10.04	33.50	10.32	33.78	10.61	34.07

<b>2421453</b> THE JOINT CHIROPRACTIC THE JOINT CORP 340 CYPRESS CREEK PKY HOUSTON, TX 77090-3518	2421453 Business Personal Property CMP F&F INV M&E SUP	Over 65 Veteran Installment Code	No No N
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00340 FM 1960 RD W ; 77090 ; 77090

Year	Stmnt Date	Delq Date	Code	Taxes	Penalties	Payments	Due Aug, 2025		Due Sep, 2025		Due Oct, 2025	
							Del. P&I	Due	Del. P&I	Due	Del. P&I	Due
2024	11/14/2024	2/1/2025		30.72	3.07	0.00	14.46	48.25	14.87	48.66	15.28	49.07

<b>2421474</b> STATE FARM FABRIAN DIAZ 616 CYPRESS CREEK PKW STE 240 HOUSTON, TX 77090-3037	2421474 Business Personal Property CMP F&F M&E SUP	Over 65 Veteran Installment Code	No No N
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00616 FM 1960 RD W ; 77090 ; 77090

Year	Stmnt Date	Delq Date	Code	Taxes	Penalties	Payments	Due Aug, 2025		Due Sep, 2025		Due Oct, 2025	
							Del. P&I	Due	Del. P&I	Due	Del. P&I	Due
2024	2/21/2025	4/1/2025		11.53	1.15	0.00	5.13	17.81	5.27	17.95	5.43	18.11

Account No/Name/Address				Cad No/Property Descr.								
2421476 LEGACY PRIMARY CARE HUSSAMADDIN AL-KHADOUR MD 2901 OVERLAND TRL STE 100 SHERMAN, TX 75092-4540				2421476 Business Personal Property CMP F&F M&E SUP				Over 65	No			
								Veteran	No			
								Installment Code	N			
00616 FM 1960 RD W ; 77090 ; 77090												
Year	Stmt Date	Delq Date	Code	Taxes	Penalties	Payments	Due Aug, 2025		Due Sep, 2025		Due Oct, 2025	
							Del. P&I	Due	Del. P&I	Due	Del. P&I	Due
2024	3/20/2025	5/1/2025		47.20	4.72	0.00	20.36	72.28	20.98	72.90	21.60	73.52
2421477 EXPRESS MULTISERVICES & TITLES SYLVIA DIAZ 616 CYPRESS CREEK PKW STE 320 HOUSTON, TX 77090				2421477 Business Personal Property CMP F&F M&E SUP				Over 65	No			
								Veteran	No			
								Installment Code	N			
00616 FM 1960 RD W ; 77090 ; 77090												
Year	Stmt Date	Delq Date	Code	Taxes	Penalties	Payments	Due Aug, 2025		Due Sep, 2025		Due Oct, 2025	
							Del. P&I	Due	Del. P&I	Due	Del. P&I	Due
2024	12/20/2024	2/1/2025		13.61	0.00	0.00	5.83	19.44	5.99	19.60	6.15	19.76
2421478 HOUSTON NEUROTHERAPY DENNIS ALVAREZ 616 CYPRESS CREEK PKW STE 330 HOUSTON, TX 77090				2421478 Business Personal Property CMP F&F M&E SUP				Over 65	No			
								Veteran	No			
								Installment Code	N			
00616 FM 1960 RD W ; 77090 ; 77090												
Year	Stmt Date	Delq Date	Code	Taxes	Penalties	Payments	Due Aug, 2025		Due Sep, 2025		Due Oct, 2025	
							Del. P&I	Due	Del. P&I	Due	Del. P&I	Due
2024	12/20/2024	2/1/2025		39.14	3.91	0.00	18.43	61.48	18.94	61.99	19.46	62.51
2421521 IMMIGRATION PROCESSING SERVICES RICARDO NUNEZ 616 CYPRESS CREEK RD W STE 455 HOUSTON, TX 77090-3040				2421521 Business Personal Property CMP F&F INV M&E SUP				Over 65	No			
								Veteran	No			
								Installment Code	N			
00616 FM 1960 RD W ; 77090 ; 77090												
Year	Stmt Date	Delq Date	Code	Taxes	Penalties	Payments	Due Aug, 2025		Due Sep, 2025		Due Oct, 2025	
							Del. P&I	Due	Del. P&I	Due	Del. P&I	Due
2024	11/14/2024	2/1/2025		16.81	1.68	0.00	7.91	26.40	8.14	26.63	8.35	26.84
2023	12/19/2024	1/1/2025		8.17	0.82	0.00	2.79	11.78	2.88	11.87	5.36	14.35
Totals				24.98	2.50	0.00	10.70	38.18	11.02	38.50	13.71	41.19
2421523 SOUTHERN LEGACY HOSPICE LLC 4185 TECHNOLOGY FOREST BLVD STE 150 SPRING, TX 77381-2005				2421523 Business Personal Property CMP F&F M&E SUP				Over 65	No			
								Veteran	No			
								Installment Code	N			
00616 FM 1960 RD W ; 77090 ; 77090												
Year	Stmt Date	Delq Date	Code	Taxes	Penalties	Payments	Due Aug, 2025		Due Sep, 2025		Due Oct, 2025	
							Del. P&I	Due	Del. P&I	Due	Del. P&I	Due
2024	11/14/2024	2/1/2025		11.85	1.18	0.00	5.58	18.61	5.74	18.77	5.89	18.92
2421528 VK CONSULTANT GROUP LLC 13100 WORTHAM CENTER DR STE 300 HOUSTON, TX 77065-5631				2421528 Business Personal Property CMP F&F M&E SUP				Over 65	No			
								Veteran	No			
								Installment Code	N			
00616 FM 1960 RD W ; 77090 ; 77090												
Year	Stmt Date	Delq Date	Code	Taxes	Penalties	Payments	Due Aug, 2025		Due Sep, 2025		Due Oct, 2025	
							Del. P&I	Due	Del. P&I	Due	Del. P&I	Due
2024	11/14/2024	2/1/2025		16.30	1.63	0.00	7.68	25.61	7.89	25.82	8.11	26.04
2421650 UNITED AUTO CARE UNITED AUTO CARE AND TOWING INC 17350 STATE HIGHWAY 249 STE 220 HOUSTON, TX 77064-1132				2421650 Business Personal Property CMP F&F INV M&E SUP				Over 65	No			
								Veteran	No			
								Installment Code	N			
01539 CYPRESS STATION DR ; 77090 ; 77090												
Year	Stmt Date	Delq Date	Code	Taxes	Penalties	Payments	Due Aug, 2025		Due Sep, 2025		Due Oct, 2025	
							Del. P&I	Due	Del. P&I	Due	Del. P&I	Due
2024	12/20/2024	2/1/2025		111.47	11.15	0.00	52.48	175.10	53.95	176.57	55.42	178.04



<b>Account No/Name/Address</b>	<b>Cad No/Property Descr.</b>		
400-000-079-9551	4000000799551	Over 65	No
HOUSTON ARTS COMBINED FDN END	RESERVOIRS BMMEL FIELD	Veteran	No
% ANN B STERN PRESIDENT/CEO	BMMEL GAS STORAGE UNIT	Installment Code	N
PO BOX 41779	INTEREST IN DEPLETED		
HOUSTON, TX 77241-1779			

IN HARRIS COUNTY

Year	Stmnt Date	Delq Date	Code	Taxes	Penalties	Payments	Due Aug, 2025		Due Sep, 2025		Due Oct, 2025	
							Del. P&I	Due	Del. P&I	Due	Del. P&I	Due
2024	3/20/2025	5/1/2025		1.69	0.00	0.00	0.66	2.35	0.69	2.38	0.70	2.39

<b>600-000-064-7227</b>	6000000647227	Over 65	No
GARCIA AUTO SALES	1985 SUNRIZON 16X72	Veteran	No
C/O ZEFF GARCIA	GRAY HUD#TXS0560870	Installment Code	N
16714 NORTH FREWAY	SERIAL #50202331		
HOUSTON, TX 77090-	LEASED LAND		
	17002 NORTH FWY ; 77090		

Year	Stmnt Date	Delq Date	Code	Taxes	Penalties	Payments	Due Aug, 2025		Due Sep, 2025		Due Oct, 2025	
							Del. P&I	Due	Del. P&I	Due	Del. P&I	Due
2024	10/24/2024	2/1/2025		27.41	0.00	0.00	11.73	39.14	12.06	39.47	12.39	39.80
2023	10/30/2023	2/1/2024		27.41	0.00	0.00	15.68	43.09	16.01	43.42	16.34	43.75
2022	10/21/2022	2/1/2023		17.98	0.00	0.00	12.87	30.85	13.09	31.07	13.30	31.28
<b>Totals</b>				<b>72.80</b>	<b>0.00</b>	<b>0.00</b>	<b>40.28</b>	<b>113.08</b>	<b>41.16</b>	<b>113.96</b>	<b>42.03</b>	<b>114.83</b>

Account No/Name/Address

Cad No/Property Descr.

Jurisdiction Totals

<u>Year</u>	<u>Tax Levy</u>	<u>Base Taxes Due</u>	<u>Penalties Due</u>	<u>Del. P&amp;I Due</u>	<u>Atty Fee Due</u>	<u>Escrow Amt</u>	<u>Total Due</u>	<u>Count</u>	<u>% Collected</u>
2004	116.90	0.00	0.00	0.00	0.00	0.00	0.00	0	100.00%
2005	114.01	0.00	0.00	0.00	0.00	0.00	0.00	0	100.00%
2006	1,212,098.12	0.00	0.00	0.00	0.00	0.00	0.00	0	100.00%
2007	1,265,991.24	0.00	0.00	0.00	0.00	0.00	0.00	0	100.00%
2008	1,461,458.60	0.00	0.00	0.00	0.00	0.00	0.00	0	100.00%
2009	1,466,381.79	88.56	8.86	193.87	58.26	0.00	349.55	1	99.99%
2010	1,424,481.73	330.03	33.01	678.88	208.39	0.00	1,250.31	2	99.98%
2011	1,478,747.14	418.33	41.83	805.28	253.09	0.00	1,518.53	2	99.97%
2012	1,542,534.78	770.88	77.09	1,369.91	443.58	0.00	2,661.46	3	99.95%
2013	1,538,692.03	763.77	76.38	1,266.74	421.38	0.00	2,528.27	4	99.95%
2014	1,560,064.09	666.56	66.65	1,019.16	350.47	0.00	2,102.84	4	99.96%
2015	1,544,411.07	464.49	46.44	648.88	231.97	0.00	1,391.78	4	99.97%
2016	1,597,491.36	404.17	40.41	511.27	191.17	0.00	1,147.02	5	99.97%
2017	1,675,637.88	365.33	36.53	413.92	163.16	0.00	978.94	8	99.98%
2018	1,661,104.67	516.64	50.61	492.04	211.85	0.00	1,271.14	11	99.97%
2019	1,814,756.59	2,545.82	223.34	1,846.66	923.17	0.00	5,538.99	21	99.86%
2020	1,988,027.69	2,499.65	249.96	1,822.54	914.42	0.00	5,486.57	28	99.87%
2021	1,937,132.66	2,496.05	247.64	1,484.28	845.62	0.00	5,073.59	33	99.87%
2022	2,036,345.71	3,275.08	244.55	1,396.18	809.70	0.00	5,725.51	34	99.84%
2023	2,631,909.92	49,575.81	603.48	15,456.96	12,971.68	0.00	78,607.93	46	98.12%
2024	2,725,762.58	70,623.15	1,545.38	13,674.45	17,075.28	0.00	102,918.26	64	97.41%
		135,804.32	3,592.16	43,081.02	36,073.19	0.00	218,550.69	270	

# CNP UTILITY DISTRICT DELINQUENT TAX REPORT

September 10, 2025

## REAL PROPERTY ACCOUNTS

PROPERTY OWNER	ACCOUNT NO.	BASE AMOUNT DUE	STATUS
ss	107-762-004-0014	2024 - \$47.63	Initial demand letter sent (no response). Final demand let
etail I Dst.	108-226-000-0003	2024 - \$15,297.91	Initial demand letter sent (no response). Final demand let
Income Reit Inc.	125-879-001-0001	2024 - \$2,844.57	Initial demand letter sent (no response). Final demand let
asubramanian, M.D.	128-781-001-0004	2024 - \$723.77	ACCOUNT PAID.
lding LLC	128-781-005-0001 128-781-005-0002 128-781-005-0003	2024 - \$723.78 2024 - \$723.78 2024 - \$723.78	Initial demand letter sent (no response). Final demand let
arts Combined FDN	400-000-079-9551	2024 - \$1.69	Initial demand letter sent (no response). Final demand let
Light Ministries	128-781-006-0002	2023 - \$675.38	ACCOUNT PAID.
to Sales	6000000647227	2022 - \$17.98 2023 - \$27.41 2024 - \$27.41	No response to demand letters. This is a mobile home acc continue collection efforts, but will postpone filing a laws time unless otherwise instructed.
at Hollow Tree	129-594-001-0001	2024 - \$12,877.52	Property owner has made a disputed payment towards the Taxpayer has an appraisal suit against HCAD.
r Property LLC	108-229-000-0001	2023 - \$54,271.86 2024 - \$41,741.86	Property owner has made a disputed payment towards the Taxpayer has an appraisal suit against HCAD.

**PERSONAL PROPERTY ACCOUNTS**

PROPERTY OWNER	ACCOUNT NO.	BASE AMOUNT DUE	STATUS
ateria	2345809	2024 - \$469.46	ACCOUNT PAID.
	2377606	2023 - \$1,001.11 2024 - \$1,031.27	ACCOUNT PAID.
	2012161	2022 - \$100.67 2023 - \$144.72 2024 - \$114.83	ACCOUNT PAID.
Security LLC	2358357	2024 - \$249.28	This account recently went delinquent. A final demand letter sent.
ary Care	2421476	2024 - \$47.20	This account recently went delinquent. A final demand letter sent.
anics	2335662	2024 - \$16,732.30	Property owner filed correction with HCAD.
USA Inc.	2401283	2024 - \$2,582.80	Lawsuit filed.
tail Packaging	2401028	2024 - \$2,582.80	Lawsuit filed.
auty Supply	2115450	2023 - \$738.18 2024 - \$760.02	Lawsuit filed.
tenette	2408942	2024 - \$1,154.52	Lawsuit filed.
Spoon Soulfood	2310352	2021 - \$11.93 2022 - \$11.83 2023 - \$118.45 2024 - \$118.85	Lawsuit filed.
gestive Consultants	2116530	2022 - \$63.62 2023 - \$72.35 2024 - \$72.35	Lawsuit filed.
ula Garza	2359618	2021 - \$66.00 2022 - \$158.85	Lawsuit filed. Unable to serve the taxpayer. A constable tried to serve the taxpayer at an address in Laredo. He was informed that the taxpayer moved to Mexico. The vehicle for this account is a

PROPERTY OWNER	ACCOUNT NO.	BASE AMOUNT DUE	STATUS
Press Inc.	0974148	2020 - \$49.56 2021 - \$45.67 2022 - \$45.14	in the possession of the taxpayer. Account is not active after Lawsuit filed. Default judgement hearing held. Waiting on to be signed by the Court.
Enterprises 9	2392707	2021 - \$31.50 2022 - \$34.35 2023 - \$39.62 2024 - \$41.19 2023 - \$76.85 2024 - \$78.44	Lawsuit filed.
Grill	2309940	2019 - \$78.36 2020 - \$78.36	Lawsuit filed. Having trouble locating the registered agent company. Tried to serve the registered agent at two different addresses, but each were bad addresses. HCAD performed inspection of the property and advised that there is a new but the property location. HCAD has deleted the account for 20 subsequent years.
	2401290	2023 - \$2,507.26 2024 - \$2,582.80	Property owner filed for bankruptcy. A proof of claim has l
r	0682414	2024 - \$493.00	Property owner filed for bankruptcy. A proof of claim has l
– Spring ings	2297688	2024 - \$1,882.68	Property owner filed for bankruptcy. A proof of claim has l
Cardiovascular Care	2154147	2023 - \$86.06 2024 - \$86.06	No response to demand letters. Trying to locate the agent f company.
	2367307	2021 - \$33.51 2022 - \$33.90 2023 - \$38.11 2024 - \$38.11	No response to demand letters. Trying to locate the agent f company.



**PERSONAL PROPERTY ACCOUNTS (UNDER \$250.00 TOTAL OWED)**

<b>PROPERTY OWNER</b>	<b>ACCOUNT NO.</b>	<b>BASE AMOUNT DUE</b>	
Genetic Services	0565759	2021 - \$1.90	No response to demand letters. The account for 2022 is zeroed out. The account has been deleted for 2023.
Refuels II LLC	2061556	2019 - \$49.14 2020 - \$49.14	No response to demand letters. Per HCAD field inspection, company no longer in business. Account not active after 2020 tax year.
Animal Specialists	2093548	2018 - \$111.45	No response to demand letters. Per HCAD, company no longer in business. Telephone number has been disconnected. Account not active after 2018.
Communications	2125653	2017 - \$14.91 2018 - \$14.91 2019 - \$14.91 2020 - \$14.91	No response to demand letters. Per HCAD field inspection, company no longer in business. Account not active after 2020 tax year.
Investment Finance	2144800	2021 - \$3.06	No response to demand letters. The account for 2022 and subsequent years is zeroed out and no taxes are due after 2021.
Interior	2217225	2020 - \$70.62	No response to demand letters. Per HCAD field inspection there is a new owner at the property location. Account not active after 2020.
Panel Luxury Hair	2217894	2019 - \$9.48 2020 - \$9.48	No response to demand letters. Per HCAD field inspection, property location vacant and company no longer at the property address. Account not active after 2020.
Insurance	2297742	2019 - \$14.95 2020 - \$14.95	No response to demand letters. Per HCAD field inspection, property location vacant and company no longer at the property address. Account not active after 2020.
Childs Group	2297747	2019 - \$72.87	No response to demand letters. Per HCAD field inspection, property location vacant and company no longer at the property address. Account not active after 2019.
Dechen	2297902	2022 - \$63.84	No response to demand letters sent to owner Eugene Wilson. HCAD has account for 2023. Will continue collection efforts, but will postpone filing at this time unless otherwise instructed.
Class EMS	2298063	2016 - \$14.00 2017 - \$14.00 2018 - \$14.00 2019 - \$14.00 2020 - \$14.00	No response to demand letters. Per HCAD field inspection, company no longer at the property address. Account not active after 2020.
	2298651	2020 - \$14.86	No response to demand letters. Per HCAD field inspection, there is a new owner at the property location.

PROPERTY OWNER	ACCOUNT NO.	BASE AMOUNT DUE	
Miss	2309009	2019 - \$77.29	at the property location. Account not active after 2020.
Property Cycles	2318586	2020 - \$5.03	No response to demand letters. Per HCAD, the vehicle for this account was in 2019. Account not active after 2019.
Owner Nail	2320152	2020 - \$25.24	No response to demand letters. Per HCAD, the business was sold on 05/11/2020. Account not active after 2022 tax year.
Power	2320781	2019 - \$16.71 2020 - \$16.71 2021 - \$15.39 2022 - \$15.22	No response to demand letters. Per HCAD field inspection there is a new vehicle at the property location. Account not active after 2020.
Interventions	2345688	2020 - \$5.54 2021 - \$5.10	No response to demand letters. The account for 2022 and subsequent years is zeroed out and no taxes are due after 2021.
Business LLC	2345751	2021 - \$5.56	No response to demand letters. The account for 2022 and subsequent years is zeroed out and no taxes are due after 2021.
Real Life	2345774	2021 - \$4.21	No response to demand letters. The account for 2022 and subsequent years is zeroed out and no taxes are due after 2021.
	2359111	2019 - \$9.82 2020 - \$9.82 2021 - \$9.05 2022 - \$8.95	No response to demand letters. Per HCAD field visit, suite is vacant and is no longer at location. Account not active for 2023. Will continue collection efforts, but will postpone filing a lawsuit at this time unless otherwise instructed.
Miguel Hernandez	2363071	2021 - \$22.84 2022 - \$20.32	No response to demand letters. This is a business personal property account consisting of a trailer. According to the DMV records, the trailer tags have been deleted. HCAD has deleted the account for 2023. Will continue collection efforts, but will postpone filing a lawsuit at this time unless otherwise instructed.
Trailer	2217891	2018 - \$12.46 2019 - \$12.70 2020 - \$12.70	No response to demand letters. Company no longer in business at property location. Will continue collection efforts, but will postpone filing a lawsuit at this time unless otherwise instructed.
Salon	2345801	2021 - \$25.91 2022 - \$25.90 2023 - \$29.88	No response to previous demand letters. Per HCAD, the property is vacant and Account not active after 2023. Will continue collection efforts, but will postpone filing a lawsuit at this time unless otherwise instructed.
Recreation Center	2345759	2021 - \$33.54 2022 - \$33.15 2023 - \$37.70	No response to demand letters. Per HCAD, business is no longer at property location. Account is not active after 2024. Will continue collection efforts, but will postpone filing a lawsuit at this time unless otherwise instructed (amounts are estimated).

PROPERTY OWNER	ACCOUNT NO.	BASE AMOUNT DUE	
		2024 - \$37.70	\$250.00).
Builders LLC	2392977	2023 - \$14.89	No response to demand letters. This account is not active after 2023. Will continue collection efforts, but will postpone filing a lawsuit at this time unless otherwise instructed (amounts due under \$250.00).
	2367919 2367920	2023 - \$68.41 2023 - \$39.10	No response to demand letters. Account not active after 2023. Will continue collection efforts, but will postpone filing a lawsuit at this time unless otherwise instructed (amounts due under \$250.00).
World	2370931 2370932	2023 - \$89.16 2023 - \$39.54	No response to demand letters. Per HCAD field inspection, property is vacant. Dealer license for company has expired. Account not active after 2023. Will continue collection efforts, but will postpone filing a lawsuit at this time unless otherwise instructed (amounts due under \$250.00).
Wachen	2384010	2023 - \$108.69	No response to demand letters. Per HCAD, company no longer in business. Account not active after 2023. Will continue collection efforts, but will postpone filing a lawsuit at this time unless otherwise instructed (amounts due under \$250.00).
Wright	0396364	2023 - \$1.66	No response to demand letters. Account not active after 2023. Will continue collection efforts, but will postpone filing a lawsuit at this time unless otherwise instructed (amounts due under \$250.00).
Finance Group	2297755	2017 - \$18.47 2018 - \$17.26 2019 - \$17.26 2020 - \$17.26 2021 - \$15.91 2022 - \$15.72 2023 - \$13.66 2024 - \$13.66	No response to demand letters. Having trouble locating an agent for this company. HCAD made a notation on this account that the business is moved and is not at the location. Will continue collection efforts, but will postpone filing a lawsuit at this time unless otherwise instructed (amounts due under \$250.00).
	2345478	2021 - \$22.60 2022 - \$22.72 2023 - \$26.41 2024 - \$26.65	No response to demand letters. Will continue collection efforts, but will postpone filing a lawsuit at this time unless otherwise instructed (amounts due under \$250.00).
George Institute	1029517	2022 - \$30.51 2023 - \$35.79 2024 - \$36.26	No response to demand letters. Will continue collection efforts, but will postpone filing a lawsuit at this time unless otherwise instructed (amounts due under \$250.00).
Salon	2117312	2021 - \$18.80 2023 - \$21.13	No response to demand letters. Will continue collection efforts, but will postpone filing a lawsuit at this time unless otherwise instructed (amounts due under \$250.00).

PROPERTY OWNER	ACCOUNT NO.	BASE AMOUNT DUE	
Barbers & Stylists	2297763	2024 - \$21.13 2017 - \$10.48 2018 - \$10.48 2019 - \$10.48 2020 - \$10.48 2021 - \$9.66 2022 - \$9.54 2023 - \$10.85 2024 - \$10.85	No response to demand letters. Will continue collection efforts, but will file a lawsuit at this time unless otherwise instructed (amounts due under
James Houston	2297768	2019 - \$10.54 2020 - \$10.54 2021 - \$9.71 2022 - \$9.60 2023 - \$10.92 2024 - \$10.92	No response to demand letters. Will continue collection efforts, but will file a lawsuit at this time unless otherwise instructed (amounts due under
Tools LLC	2345686	2020 - \$8.96 2021 - \$9.26 2022 - \$8.16 2023 - \$9.28 2024 - \$9.28	No response to demand letters. Will continue collection efforts, but will file a lawsuit at this time unless otherwise instructed (amounts due under
Finest Weave	2346257	2021 - \$12.94 2022 - \$13.13 2023 - \$15.44 2024 - \$15.66	No response to demand letters. Will continue collection efforts, but will file a lawsuit at this time unless otherwise instructed (amounts due under
the Bible	2346299	2021 - \$17.56 2022 - \$17.36 2023 - \$19.74 2024 - \$19.74	No response to demand letters. Will continue collection efforts, but will file a lawsuit at this time unless otherwise instructed (amounts due under
Support	2314014	2023 - \$63.13 2024 - \$9.12	No response to demand letters. Will continue collection efforts, but will file a lawsuit at this time unless otherwise instructed (amounts due under
	2345594	2023 - \$21.01 2024 - \$21.01	No response to demand letters. Will continue collection efforts, but will file a lawsuit at this time unless otherwise instructed (amounts due under
ola Company	0886501	2024 - \$30.35	No response to demand letters. Will continue collection efforts, but will file a lawsuit at this time unless otherwise instructed (amounts due under

DEBTOR OWNER	ACCOUNT NO.	BASE AMOUNT DUE	
Core	2115102	2024 - \$20.91	No response to demand letters. Will continue collection efforts, but will file a lawsuit at this time unless otherwise instructed (amounts due under
Subramanian	2115552	2024 - \$127.74	No response to demand letters. Will continue collection efforts, but will file a lawsuit at this time unless otherwise instructed (amounts due under
Medical Services	2216912	2024 - \$63.13	No response to demand letters. Will continue collection efforts, but will file a lawsuit at this time unless otherwise instructed (amounts due under
5 Bingo	2291087	2024 - \$95.20	No response to demand letters. Will continue collection efforts, but will file a lawsuit at this time unless otherwise instructed (amounts due under
& Spa	2297608	2024 - \$23.05	No response to demand letters. Will continue collection efforts, but will file a lawsuit at this time unless otherwise instructed (amounts due under
istics Inc.	2297746	2024 - \$14.55	No response to demand letters. Will continue collection efforts, but will file a lawsuit at this time unless otherwise instructed (amounts due under
Comprehensive	2297758	2024 - \$33.61	No response to demand letters. Will continue collection efforts, but will file a lawsuit at this time unless otherwise instructed (amounts due under
Witt Tax	2298653	2024 - \$41.20	No response to demand letters. Will continue collection efforts, but will file a lawsuit at this time unless otherwise instructed (amounts due under
ions Studio	2346111	2024 - \$92.98	No response to demand letters. Will continue collection efforts, but will file a lawsuit at this time unless otherwise instructed (amounts due under
au Holdings	2419566	2024 - \$0.77	No response to demand letters. Will continue collection efforts, but will file a lawsuit at this time unless otherwise instructed (amounts due under
an Hair Braiding	2421450	2024 - \$21.33	No response to demand letters. Will continue collection efforts, but will file a lawsuit at this time unless otherwise instructed (amounts due under
hiopractic	2421453	2024 - \$30.72	No response to demand letters. Will continue collection efforts, but will file a lawsuit at this time unless otherwise instructed (amounts due under
ultiservices &	2421477	2024 - \$13.61	No response to demand letters. Will continue collection efforts, but will file a lawsuit at this time unless otherwise instructed (amounts due under
urotherapy	2421478	2024 - \$39.14	No response to demand letters. Will continue collection efforts, but will file a lawsuit at this time unless otherwise instructed (amounts due under
n Processing	2421521	2024 - \$16.81	No response to demand letters. Will continue collection efforts, but will file a lawsuit at this time unless otherwise instructed (amounts due under
gacy Hospice	2421523	2024 - \$11.85	No response to demand letters. Will continue collection efforts, but will file a lawsuit at this time unless otherwise instructed (amounts due under
ant Group LLC	2421528	2024 - \$16.30	No response to demand letters. Will continue collection efforts, but will file a lawsuit at this time unless otherwise instructed (amounts due under



PROPERTY OWNER	ACCOUNT NO.	BASE AMOUNT DUE	
County Care	2421650	2024 - \$1111.47	No response to demand letters. Will continue collection efforts, but will refrain from filing a lawsuit at this time unless otherwise instructed (amounts due under

### PERSONAL PROPERTY JUDGMENTS

As filed on the accounts listed below and Judgments have been entered against the taxpayers. A Judgment is a court order that is the decision of a court. Once a Judgment is entered, if the personal property associated with the tax account is still in the possession of the taxpayer, a Writ of Execution may be issued by the court which allows a sheriff or constable to seize the assets which will then be sold to pay the taxes.

If personal property is no longer in the possession of the taxpayer, an Abstract of Judgment is filed with the County Clerk's office. The purpose of the Abstract of Judgment is to create a public record and create a lien on any real estate property owned or later acquired by the defendant located in the county in which the judgment is recorded.

PROPERTY OWNER	ACCOUNT NO.	BASE AMOUNT DUE	STATUS
Deakins Cleaners	2302281	2018-2019 - \$289.62	Court judgment entered. Per HCAD's notes, a site inspection revealed that the business was no longer at the property location. Account is not active as of 10/1/2022. Abstract of Judgment filed with the County Clerk's office.
Deakins Cleaners	1030456	2009-2021 - \$561.31	Court judgment entered. This is a vehicle personal property account. A Writ of Execution was sent to the Constable who attempted to serve the Writ at the property address of 40 Cypress Creek Parkway. The Constable was unable to serve the Writ because the address was a UPS Store. Deakins no longer has a location in Texas (he was served with the lawsuit at an address in Barberton, Ohio). Additionally, this account has been zeroed out for the 2022 and subsequent years. Abstract of Judgment filed with the County Clerk's office.
	2292930	2019-2020 - \$470.28	Court judgment entered. HCAD conducted a field visit and reported that the company is no longer in business at the property location. This account is active after 2020. Abstract of Judgment filed with the County Clerk's office.
Deakins LLC	2115412	2017-2024 - \$242.65	Court judgment entered. A Constable went out to the property location to serve the Writ of Execution. The Constable stated that the property is always closed and was unable to determine if there were any non-exempt assets for the company. The Writ was returned to the court. Additionally, the registered agent for the corporation, Cedrick Jermaine Burns, is deceased. Abstract of Judgment filed with the County Clerk's office.
Deakins LLC #181	2360757	2019-2022 - \$2,378.49	Court judgment entered. The company filed for bankruptcy in 2018 and

PROPERTY OWNER	ACCOUNT NO.	BASE AMOUNT DUE	STATUS
William & Mary	2180938 2116603 2152811	2013-2017 - \$232.77 2010-2018 - \$2,061.12 2012-2024 - \$3,716.07	longer in business. Abstract of Judgment filed with the County Clerk's office.
Business Services	2344518	2020-2023 - \$2,462.94	Court Judgment entered. An internet search of this company revealed the company is "permanently closed". Abstract of Judgment filed with the County Clerk's office.
James J. Prelli	2193706	2019-2021 - \$143.82	Court Judgment entered. Per HCAD, company no longer in business. Since the company is permit inactive. Account not active after 2021 tax year. Abstract of Judgment filed with the County Clerk's office.
James J. Prelli	2297616	2019-2020 - \$498.36	Court Judgment entered. Per HCAD, company no longer in business. Since the company is not active after 2020 tax year. Abstract of Judgment filed with the County Clerk's office.
James J. Prelli	2178736	2020-2024 - \$639.20	Court Judgment entered. This is a business vehicle personal property account. Abstract of Judgment filed with the County Clerk's office.
James J. Prelli	2346940	2021-2023 - \$97.06	Court Judgment entered. Abstract of Judgment filed with the County Clerk's office.
James J. Prelli	2388254	2023 - \$204.66	Court Judgment entered. The vehicle for this account is no longer in the possession of the taxpayer. Account not active after 2024. Abstract of Judgment filed with the County Clerk's office.
James J. Prelli	2346301	2020 - \$54.10 2021 - \$49.85 2022 - \$49.27	Court Judgment entered. Per HCAD, company no longer in business. Since the company is not active after 2022 tax year. Abstract of Judgment filed with the County Clerk's office.
James J. Prelli	2377607	2023 - \$170.38 2024 - \$175.51	Court Judgment entered. Per HCAD, the company has no assets. Account active after 2024 tax year. Abstract of Judgment filed with the County Clerk's office.
James J. Prelli	2365303	2021 - \$75.42 2022 - \$233.21 2023 - \$144.51 2024 - \$90.92	Court Judgment entered. This is a business vehicle personal property account consisting of a 2015 Volvo Tractor Truck. According to the DMV records, the vehicle is no longer in the possession of the taxpayer. Abstract of Judgment filed with the County Clerk's office.

A Sales Tax Permit Audit Conducted for

**CNP UD**

August, 2025

Presented By



MUNICIPAL TAX SERVICE, LLC

**Avik Bonnerjee**

13333 Northwest Freeway Suite 620

Houston, Texas 77040

713-900-2680

Avik.B@bamunitax.com



POS	TAXPAYER NO	OUTLET NO	OUTLET NAME	STREET NO BUSINESS LOCATION ADDRESS	ZIP CODE
1	32053075043	22	AT&T #00359	348 FM 1960 WEST	77090
2	32069785171	2	A & LB SERVICES	40 FM 1960 WEST BOX 238	77090
3	32075330723	1	KEEP IT ROLLIN, LLC	40 FM 1960 WEST BOX 179	77090
1	COMING SOON		MILAN INSTITUTE 90% COMPLETE	70 FM 1960 WEST	77090
1			VACANT	4 FM 1960 WEST	77090





**CNP UD  
BUSINESS SCHEMATIC LOCATIONS**



**Images by Google  
September, 2011**

**B&A**  
MUNICIPAL TAX SERVICE, LLC



1	Sales Tax ID Obtained
1	Status Change to be Reported
1	New Construction
1	Sales Tax ID Not Obtained
1	Vacant
1	Business Located Outside Current SPA

## Legend



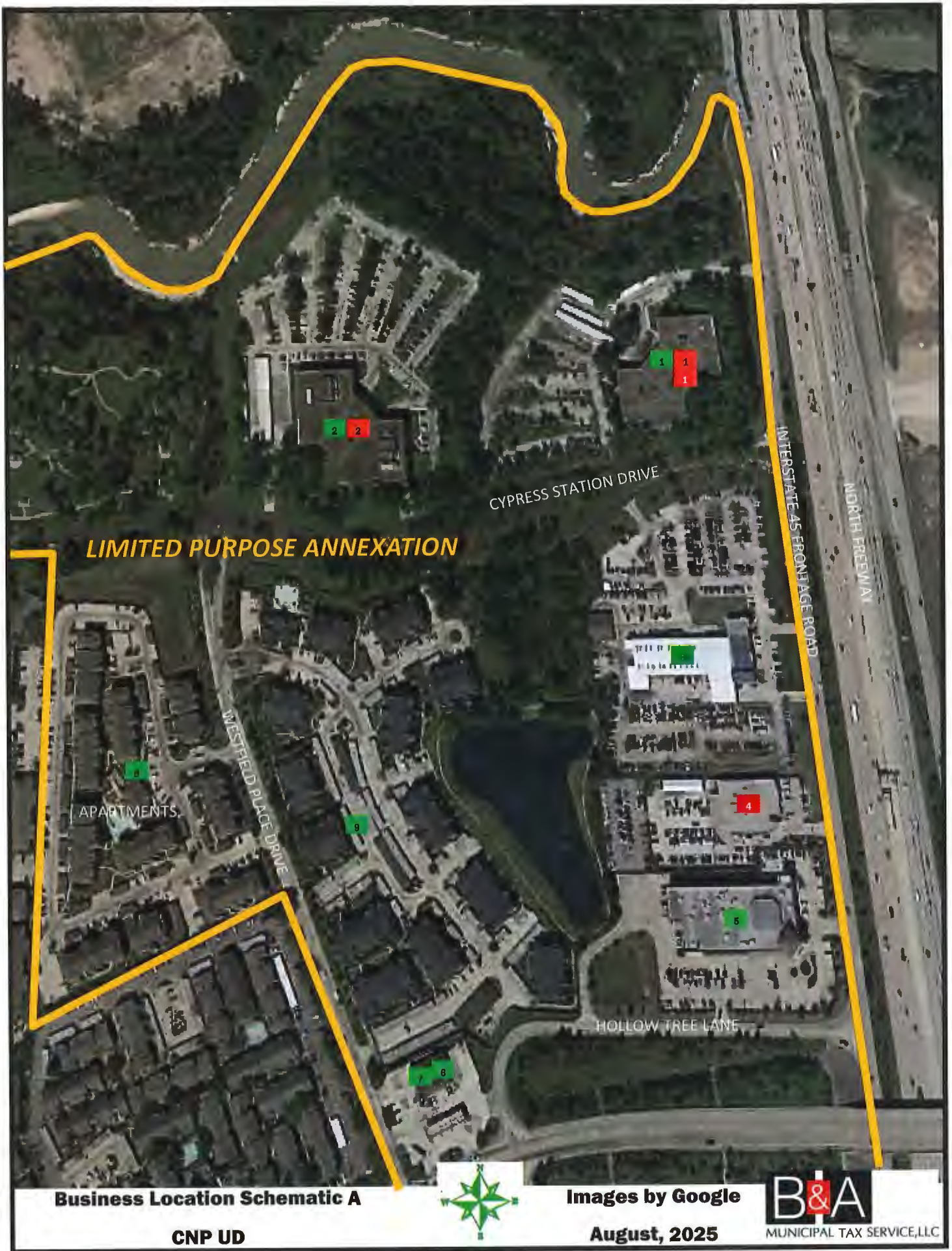


POS	TAXPAYER NO	OUTLET NO	OUTLET NAME	STREET NO	BUSINESS LOCATION ADDRESS	ZIP CODE
1			VACANT	110	CYPRESS STATION DR.	77090
1	NO TAXABLE ITEMS		CAMEO CAREGIVERS	110	CYPRESS STATION DR. STE 108	77090
1	NO TAXABLE ITEMS		CENTER FOR REAL ESTATE MASTERY	110	CYPRESS STATION DR. STE 110	77090
1			VACANT	110	CYPRESS STATION DR. STE 111	77090
1	17108422167	25	STAFFMARK INVESTMENT, LLC	110	CYPRESS STATION DR. STE 112	77090
1	NO TAXABLE ITEMS		FIKE CORPORATION / REAL RECOVERY	110	CYPRESS STATION DR. STE 113	77090
1	NO TAXABLE ITEMS		SPACE ELECTRONIC	110	CYPRESS STATION DR. STE 114	77090
1			VACANT	110	CYPRESS STATION DR. STE 115	77090
1	NO TAXABLE ITEMS		FARMER'S INSURANCE	110	CYPRESS STATION DR. STE 117	77090
1	NO TAXABLE ITEMS		STANDARD INSURANCE AGENCY	110	CYPRESS STATION DR. STE 118	77090
1	32064872404	2	APEX KOMERCO	110	CYPRESS STATION DR. STE 123	77090
1			VACANT	110	CYPRESS STATION DR. STE 125	77090
1			VACANT	110	CYPRESS STATION DR. STE 127	77090
1	NO TAXABLE ITEMS		ROSEMONT PROPERTY MGMT LLC.	110	CYPRESS STATION DR. STE 135	77090
1	NO TAXABLE ITEMS		CROSS MARK	110	CYPRESS STATION DR. STE 150	77090
1	NO TAXABLE ITEMS		GENESIS LAND & MINERAL	110	CYPRESS STATION DR. STE 151	77090
1			VACANT	110	CYPRESS STATION DR. STE 152	77090
1	NO TAXABLE ITEMS		GLM CONCRETE SERCVICES, LLC	110	CYPRESS STATION DR. STE 153	77090
1	NO TAXABLE ITEMS		WILLIAM J CRONIN PC	110	CYPRESS STATION DR. STE 154	77090
1	NO TAXABLE ITEMS		SIERRA PINES INTERNATIONAL	110	CYPRESS STATION DR. STE 155	77090
1	32047730695	1	PAYSPHERE, LLC	110	CYPRESS STATION DR. STE 157	77090
1	NO TAXABLE ITEMS		JACK WEBB & ASSOCIATES, LLC	110	CYPRESS STATION DR. STE 160	77090
1	32052672667	3	SALATA	110	CYPRESS STATION DR. STE 164	77090
1	NO TAXABLE ITEMS		CAROLINE DiNOTO PSYCHOTHERAPY	110	CYPRESS STATION DR. STE 171	77090
1	NO TAXABLE ITEMS		MICHAEL E. HESS	110	CYPRESS STATION DR. STE 173	77090
1			VACANT	110	CYPRESS STATION DR. STE 200	77090
1	NO TAXABLE ITEMS		KAPLAN PROFESSIONAL SCHOOLS	110	CYPRESS STATION DR. STE 210	77090
1	NO TAXABLE ITEMS		LEONARD-HAWES DEARBOURN	110	CYPRESS STATION DR. STE 210	77090
1	NO TAXABLE ITEMS		LEONARD TRAINING PROGRAMS	110	CYPRESS STATION DR. STE 210	77090
1	NO TAXABLE ITEMS		TJO INSURANCE SERVICE	110	CYPRESS STATION DR. STE 215	77090
1	NO TAXABLE ITEMS		SOUTHERN BAY ENERGY	110	CYPRESS STATION DR. STE 220	77090
1	NO TAXABLE ITEMS		INTERSTATE RECOVERY	110	CYPRESS STATION DR. STE 240	77090
1	32078916833	1	TOON'S AUTO WORLD	110	CYPRESS STATION DR. STE 245	77090
1	NO TAXABLE ITEMS		BROWN HAND CENTER	110	CYPRESS STATION DR. STE 248	77090
1	32063012309	1	ARISTAVISTA	110	CYPRESS STATION DR. STE 295	77090
1	NO TAXABLE ITEMS		NOVA HEALTH CARE CBO	110	CYPRESS STATION DR. STE 280	77090
2	NO TAXABLE ITEMS		CREEKRIDGE II CYPRESS STATION OFFICES	140	CYPRESS STATION DR.	77090



POS	TAXPAYER NO	OUTLET NO	OUTLET NAME	STREET NO	BUSINESS LOCATION ADDRESS	ZIP CODE
2	32058860308	9	NOV PROCESS & FLOW TECHNOLOGIES	140	CYPRESS STATION DR.	77090
2	32063033248	2	SHREWD MEDIA	140	CYPRESS STATION DR. STE 100-18	77090
2	32083610256	2	ACCESS DATA, LLC	140	CYPRESS STATION DR. STE 101-02	77090
2	32066314751	2	SURE TITLE EXPRESS	140	CYPRESS STATION DR. STE 101-35	77090
2	32064872404	2	APEX KOMERCO	140	CYPRESS STATION DR. STE 125	77090
2	32054531283	2	DAY LIGHT COMPANY	140	CYPRESS STATION DR. STE 130	77090
2	NO TAXABLE ITEMS		DUPONT	140	CYPRESS STATION DR. STE 135	77090
2	NO TAXABLE ITEMS		DUPONT LEVERAGE ENGINEERING	140	CYPRESS STATION DR. STE 135	77090
2	NO TAXABLE ITEMS		DUPONT REMEDIATION GROUP	140	CYPRESS STATION DR. STE 150	77090
2	NO TAXABLE ITEMS		IRME	140	CYPRESS STATION DR. STE 150	77090
2	NO TAXABLE ITEMS		TORAY INTERNATIONAL INC	140	CYPRESS STATION DR. STE 210	77090
2	32075322241	1	NUUBO, LLC	140	CYPRESS STATION DR. STE 215	77090
2	NO TAXABLE ITEMS		ASURION	140	CYPRESS STATION DR. STE 300	77090
3	17606787509	4	LAND ROVER HOUSTON NORTH	18205	I-45 NORTH	77090
3	17606787509	3	PARK PLACE JAGUAR	18205	I-45 NORTH	77090
3	12059617410	1	JAGUAR LAND ROVER HOUSTON NORTH	18205	I-45 NORTH	77090
4			VACANT	18111	NORTH FREEWAY	77090
5	17409200700	29	STAR FURNITURE #11	18107	NORTH FREEWAY	77090
6	32048879608	1	WIRELESS CORNER - T-MOBILE	90A	HOLLOW TREE LANE	77090
7	12624594912	100	CYPRESS STATION COUNTRY STORE #4101	90	HOLLOW TREE LANE	77090
9	32082100184	1	CHRISTINA C PATTERSON	18200	WESTFIELD PLACE DR APT 1135	77090
9	32007830881	2	KEITH'S CUSTOM CLEANING SERVICE	18200	WESTFIELD PLACE DR APT 1116	77090
9	32076239501	1	KRAVINWINGZHTX	18200	WESTFIELD PLACE DR APT	77090
9	32078625640	1	ASH BEAUTY VISIONS	18200	WESTFIELD PLACE DR APT 335	77090
9	32078823609	1	THE UNIQUE BOUTIQUE	18200	WESTFIELD PLACE DR APT 518	77090
9	32075762388	1	PRETTY IN GRACE GLAM SHOP	18200	WESTFIELD PLACE DR APT 233	77090
9	32068830838	1	FAVOR WREATHS	18200	WESTFIELD PLACE DR APT 1326	77090







POS	TAXPAYER NO	OUTLET NO	OUTLET NAME	STREET NO	BUSINESS LOCATION ADDRESS	ZIP CODE
1	12623673436	3	CABINETS TO GO	17955A	NORTH FREEWAY	77090
1A	32044981473	1	IMAGE FURNITURE STORE	17955B	NORTH FREEWAY	77090
2	17411800661	4	DEMONTROND	17925	NORTH FREEWAY	77090
3			VACANT	111	STAGE RUN ROAD	77090
4			VACANT	111	STAGE RUN ROAD	77090
5	32039059582	1	SEWELL INFINITI OF NORTH HOUSTON	17825	NORTH FREEWAY	77090
6	32042456775	1	SEWELL AUDI NORTH HOUSTON COLLISION CENTER	17815	NORTH FREEWAY	77090
7	12018384276	1	MILLENNIUM AUDI	17815	NORTH FREEWAY	77090
7	32039059582	1	SEWELL MASERATI	17815	NORTH FREEWAY	77090
7	32042456775	1	AUDI	17815	NORTH FREEWAY	77090
8	32055654977	1	HOUSTON FAIRFIELD INN & SUITES	17617	NORTH FREEWAY	77090
9	12023190205	1	HAMPTON INN AND SUITES	150	WAGON POINT DRIVE	77090
10			VACANT	4	FM 1960 WEST	77090
11			VACANT	44	FM 1960 WEST	77090
12			VACANT	48	FM 1960 WEST	77090
13			VACANT	52	FM 1960 WEST	77090
14	17520600879	1	WORKFORCE SOLUTIONS	60	FM 1960 WEST	77090
15	17520600879	1	WORKFORCE SOLUTIONS	70A	FM 1960 WEST	77090
15	17520600878	29	WORKFORCE SOLUTIONS	70A	FM 1960 WEST	77090
16	COMING SOON		MILAN INSTITUTE 90% COMPLETE	70	FM 1960 WEST	77090
16	32075827132	3	D&M JAMACIAN BAKERY	70	FM 1960 WEST STE 472	77090
17	NO TAXABLE ITEMS		DAVITA DIALYSIS	74	FM 1960 WEST	77090
18	32043134025	1	BARGAIN FURNITURE	76	FM 1960 WEST	77090
19	17604546618	1	DISC GO ROUND	80	FM 1960 WEST	77090
20			VACANT	84	FM 1960 WEST	77090
21	15413873652	460	DOLLAR TREE	90	FM 1960 WEST	77090
22			VACANT	94	FM 1960 WEST	77090
23	17603754825	4	GNC #5204	96	FM 1960 WEST	77090
24	32055050523	1	SMOOTIELICIOUS	102	FM 1960 WEST	77090
24A	32005001501	7	MEGA GRAPHICS	102	FM 1960 W	77090
25	32019727620	5	CAR STEREO MAX	110	FM 1960 WEST	77090
25	15819500396	129	CAR STEREO MAX	110	FM 1960 WEST	77090
25	12033838280	131	CAR STEREO MAX	110	FM 1960 WEST	77090
25	32078916833	1	TOON'S AUTO WORLD	110	FM 1960 WEST STE 245	77090
26	32069221656	1	DAIQUIRIZ WITH A TWIST	124	FM 1960 WEST	77090
26A	32069221656	1	DAIQUIRIS WITH A TWIST	124	FM 1960 WEST	77090





POS	TAXPAYER NO	OUTLET NO	OUTLET NAME	STREET NO BUSINESS LOCATION ADDRESS	ZIP CODE
26B	32069824525	1	DEE TEE'S HOOKAH WORLD	124 FM 1960 WEST	77090
27	32053989078	32	HOOTER'S SPRING	120 CYPRESS CREEK PKWY	77090
28	12020694258	1	CILANTRO COCINA	10 FM 1960 WEST	77090
29	10304536559	39	RENT-A-TIRE	16 FM 1960 WEST	77090
29	17607002577	1	LEATHER DEPOT, CORP	16 FM 1960 WEST	77090
30	32043932501	11	K UNLIMITED WIRELESS ONC - BOOST	24 FM 1960 WEST	77090
30	3204658992	13	K UNLIMITED WIRELESS ONC - BOOST	24 FM 1960 WEST	77090
31			VACANT	26 FM 1960 WEST	77090
31A	32069673427	5	AAFI, LLC	26 FM 1960 WEST	77090
32	NO TAXABLE ITEMS		STARS NAIL & SPA	28 FM 1960 WEST	77090
33	NO TAXABLE ITEMS		ARMOUR FITNESS	30 FM 1960 WEST	77090
34	NO TAXABLE ITEMS		MI DEVOLUCION TAX REFUNDS	32 FM 1960 WEST	77090
35	12010545551	2	CLEANING ADVANCED SYSTEM	38 FM 1960 WEST 200	77090
36	12031705127	2	UPS STORE	40 FM 1960 WEST	77090
36	32063324217	1	TESHUATER, LLC	40 FM 1960 WEST BOX 539	77090
36	32050189904	2	WEATHERCOAT, INC	40 FM 1960 WEST BOX 490	77090
36	32023059622	1	BEYOND LEASING	40 FM 1960 WEST BOX	77090
36	32043388852	2	USA PETROLEUM EQUIPMENT	40 FM 1960 WEST BOX 181	77090
36	32062634848	1	SALGADO INVESTMENTS	40 FM 1960 WEST BOX 201	77090
36	32069785171	2	A & LB SERVICES	40 FM 1960 WEST BOX 238	77090
36	32072717187	1	DEJA NEW, LLC	40 FM 1960 WEST BOX 319	77090
36	32040824024	2	CALTEX PACKAGING	40 FM 1960 WEST BOX 437	77090
36	17530015910	1	HIRSCHFIELD RISK SERVICES	40 FM 1960 WEST BOX 435	77090
36	32018340953	3	ACME PRINTING	40 FM 1960 WEST BOX 382	77090
36	32018212632	4	OSO PROMOTIONS	40 FM 1960 WEST BOX 348	77090
36	32040662408	2	ADVANCED RAD SOLUTIONS	40 FM 1960 WEST BOX 339	77090
36	32006178761	2	BEST CARPET	40 FM 1960 WEST BOX 339	77090
36	32062152486	1	BUDGET BLINDS OF N. HOUSTON	40 FM 1960 WEST BOX 221	77090
36	32019518680	2	KANG LEVEL ENTERPRISES	40 FM 1960 WEST BOX 153	77090
36	32077260969	1	BENEATH THE BARK	40 FM 1960 WEST BOX 135	77090
36	32075951361	1	THE PARTY VAULT	40 FM 1960 WEST BOX 308	77090
36	32084355737	2	BEI' BOUTIQUE & APPAREL	40 FM 1960 WEST BOX 139	77090
36	32083637531	1	TEXAS PRODIGY AC/HEAT	40 FM 1960 WEST BOX 189	77090
36	32083286834	1	MOMMY & ME BOUTIQUE	40 FM 1960 WEST BOX 373	77090
36	32075954753	1	DOPE DESIGNS FOR ALL	40 FM 1960 WEST BOX	77090
36	32080149340	2	TEXAS APEX, LLC	40 FM 1960 WEST BOX 392	77090



POS	TAXPAYER NO	OUTLET NO	OUTLET NAME	STREET NO	BUSINESS LOCATION ADDRESS	ZIP CODE
36	32061161645	4	MATTRESS & FURNITURE LIQUIDATIONS	40	FM 1960 WEST BOX 417	77090
36	32086347385	1	COOL BEAN COFFEE	40	FM 1960 WEST BOX 434	77090
36	32080789780	1	UNIQUELY HIGHRISE FASHION	40	FM 1960 WEST BOX 613	77090
36	32085148099	1	FURNITURE GRAM OUTLET	40	FM 1960 WEST BOX 620	77090
36	32083046543	1	LOVE LEE	40	FM 1960 WEST BOX 461	77090
36	32061340645	3	RIPPER SUPPLY COMPANY	40	FM 1960 WEST BOX 220	77090
36	32077967894	1	SILVER ARROWS AUTO TUNNING	40	FM 1960 WEST BOX 321	77090
36	32077263179	1	TAXI CAB CONFECTIONS	40	FM 1960 WEST BOX 367	77090
36	32075330723	1	KEEP IT ROLLIN, LLC	40	FM 1960 WEST BOX 179	77090
37	32067641350	1	EAST BUFFET	310	FM 1960 WEST STE 100	77090
37A	14109653742	131	PLANET FITNESS	310	FM 1960 WEST STE 400	77090
37A	32048585577	1	PLANET FITNESS	310	FM 1960 WEST STE 400	77090
37B	32050465205	17	DIRT CHEAP	310	FM 1960 WEST STE 310	77090
37B	32063981271	2	BEAUTY EMPIRE PREMIUM OUTLET	310	FM 1960 WEST STE 310	77090
37C	32076197675	5	SHEFFIELD LIQUIDATIONS, LLC	310	FM 1960 WEST STE 200	77090
38	32068732273	14	FALLAS DISCOUNT STORE #181	300	FM 1960 WEST STE 200	77090
39	32059836893	2	DERMA BODY COSMETICS	330	FM 1960 WEST	77090
39	32056460721	2	EMMA BEAUTY SUPERSTORE	330	FM 1960 WEST	77090
40	13116785307	93	KROGER & KROGER PHARMACY #395	360	FM 1960 WEST	77090
40	32051792839	84	K395-6	360	FM 1960 WEST	77090
40	13116785307	93	KROGER GAS STATION #395	360	FM 1960 WEST	77090
40	NO TAXABLE ITEMS		FIRST CONVIENENCE BANK	360	FM 1960 WEST	77090
40	12601004364	2572	REDBOX AUTOMATED RETAIL	360	FM 1960 WEST	77090
41	12233300800	359	AT&T #00359	348	FM 1960 WEST	77090
41	32053075043	22	AT&T #00359	348	FM 1960 WEST	77090
42	32053846500	1	GREAT WALL CHINESE RESTAURANT	346	FM 1960 WEST	77090
43	32067030091	1	LA SEAFOOD CAFÉ #2	344	FM 1960 WEST	77090
43A	32076151797	1	LIN'S POKE	344	CYPRESS CREEK PARKWAY	77090
43A	32077102054	1	LIN'S POKE	344	CYPRESS CREEK PARKWAY	77090
44	NO TAXABLE ITEMS		FREEWAY INSURANCE EXPERTS	342	FM 1960 WEST	77090
45	NO TAXABLE ITEMS		Z-CASH	342A	FM 1960 WEST	77090
46	12239330868	1	INSTACELL WIRELESS SUPERSTORE	340	FM 1960 WEST	77090
47	CONSTRUCTION			302	FM 1960 WEST	77090
48	NO TAXABLE ITEMS		NORTHWEST MEDICAL PLAZA	275	LANTERN BEND	77090
48	NO TAXABLE ITEMS		DIGESTIVE & LIVER DISEASE CONSULTANTS	275	LANTERN BEND STE 200	77090
48	32037268417	1	MEMORIAL HERMANN ENDOSCOPY & SURGERY	275	LANTERN BEND STE 400	77090





POS	TAXPAYER NO	OUTLET NO	OUTLET NAME	STREET NO BUSINESS LOCATION ADDRESS	ZIP CODE
49	32034406929	15	POLLO CAMPERO	130 FM 1960 WEST	77090
50	32076239501	1	KRAVINWING2HTX	18200 WESTFIELD PLACE DR	77090
50	32078625640	1	ASH BEAUTY VISIONS	18200 WESTFIELD PLACE DR APT 335	77090
50	32078823609	1	THE UNIQUE BOUTIQUE	18200 WESTFIELD PLACE DR APT 518	77090
50	32062002764	1	BIZZY BRANDS.COM	18200 WESTFIELD PLACE DR APT 1027	77090
50	32061570241	1	AKURAA WOMAN'S BOUTIQUE	18200 WESTFIELD PLACE DR APT 725	77090
50	32068830838	1	FAVOR WREATHS	18200 WESTFIELD PLACE DR APT 1326	77090
50	32075762388	1	PRETTY N GRACE GLAM SHOP	18200 WESTFIELD PLACE DR APT 233	77090
50	32072535738	1	ROCKS N SAGE	18200 WESTFIELD PLACE DR APT 414	77090
50	32007830881	2	KEITH'S CUSTOM CLEANING SERVICE	18200 WESTFIELD PLACE DR APT 1116	77090
50	32073881115	1	BRITTNEY'S LASHES	18200 WESTFIELD PLACE DR APT 423	77090
51	32067641350	1	FAST BUFFET	100 FM 1960 WEST	77090
52	32039009686	1	HILTON GARDEN INN	160 WAGON POINT DRIVE	77090
53	32055150141	1	RODEWAY INN & SUITES	17715 WESTFIELD PLACE DRIVE	77090



**Business Location Schematic B**

**CNP UD**



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**August, 2025**







POS	TAXPAYER NO	OUTLET NO	OUTLET NAME	STREET NO BUSINESS LOCATION ADDRESS	ZIP CODE
1	17606101628	2	TRIUMPH HOSPITAL OF NORTH HOUSTON LP	205 HOLLOW TREE LANE	77090
1	12515634827	67	KINDRED HOSPITAL NW	205 HOLLOW TREE LANE	77090
2	16218318794	1	THE HAMPTON ASSISTED LIVING	303 LANTERN BEND	77090
3	NO TAXABLE ITEMS		WOODLANDS N. HOUSTON HEART	411 LANTERN BEND	77090
3	NO TAXABLE ITEMS		IKP FAMILY MEDICINE	411 LANTERN BEND	77090
3	NO TAXABLE ITEMS		E-CARDIO DIAGNOSTICS	411 LANTERN BEND	77090
3	NO TAXABLE ITEMS		NORTH HOUSTON WOODLANDS ORAL SURG	411 LANTERN BEND	77090
4	NO TAXABLE ITEMS		PARK MANOR NURSING & REHAB	420 LANTERN BEND	77090
5	NO TAXABLE ITEMS		BASTANI DENTAL	1125 CYPRESS STA. LN A 1	77090
6	NO TAXABLE ITEMS		ADVA CARDIO	1125 CYPRESS STA. LN A 3	77090
7	NO TAXABLE ITEMS		REGIONAL DIGESTIVE CONSULTANTS PA	1125 CYPRESS STA. LN A 4	77090
8	NO TAXABLE ITEMS		FAMILY & SENIOR MEDICAL	1125 CYPRESS STA. LN B 3-4	77090
9	NO TAXABLE ITEMS		LARRY FLOWERS & ASSOCIATES	1125 CYPRESS STA. LN B 2	77090
10	NO TAXABLE ITEMS		JIM C WHITLEY ED CLINICAL PSYCH	1125 CYPRESS STA. LN B 1	77090
11	NO TAXABLE ITEMS		DOCTORS FOR WOMEN	1125 CYPRESS STA. LN C 1-4	77090
12	NO TAXABLE ITEMS		A MED COMMUNITY HOSPICE	1125 CYPRESS STA. LN D 1-4	77090
13	NO TAXABLE ITEMS		RESPIRATORY & SLEEP DISORDER	1125 CYPRESS STA. LN E 1-4	77090
14	32041290431	2	VITAL CARE OF N. HOUSTON	1125 CYPRESS STA. LN F 1-2	77090
14A	NO TAXABLE ITEMS		MEMORIAL HERMANN MEDICAL GROUP	1125 CYPRESS STA. LN F 3-4	77090
15	NO TAXABLE ITEMS	BC	PREMIER INFECTIOUS DISEASE ASSOCIATES	1125 CYPRESS STA. LN G 1-2	77090
16	NO TAXABLE ITEMS		HOUSTON COLON & RECTAL SURGERY	1125 CYPRESS STA. LN G 3	77090
17	NO TAXABLE ITEMS		THE HEMORROID CENTER	1125 CYPRESS STA. LN G 4	77090
18			VACANT	1125 CYPRESS STA. LN H 1-4	77090
19	32052710590	26	ROCK ON WIRELESS, LLC	419 HOLLOW TREE LANE	77090
20	14708964854	1	EXCLUSIVE FOOD MART #3	455 HOLLOW TREE LANE	77090
20	14708964854	1	HUSKY BURGER	455 HOLLOW TREE LANE	77090
20			VACANT	455 HOLLOW TREE LANE	77090
21	NO TAXABLE ITEMS		PAINT PROTECTION OF TEXAS	431 HOLLOW TREE LANE	77090
22	32071655826	1	PRONTO CELLULAR 7	425 HOLLOW TREE LANE	77090



POS	TAXPAYER NO	OUTLET NO	OUTLET NAME	STREET NO BUSINESS LOCATION ADDRESS	ZIP CODE
23	NO TAXABLE ITEMS		INCOME TAX SERVICE	415 HOLLOW TREE LANE	77090
24	32041219422	1	KIM WASHATERIA	407 HOLLOW TREE LANE	77090
25	32056386439	3	KIDZ KREATION LEARNING CENTER	403 HOLLOW TREE LANE	77090
26	17215610613	1	INTRACARE NORTH HOSPITAL	1120 CYPRESS STATION	77090
26	NO TAXABLE ITEMS		HEART CENTER	1120 CYPRESS STATION	77090
28	19432003903	3	MCLANE GROUP INC	1140 CYPRESS STA. STE 200	77090
28	NO TAXABLE ITEMS		NWDC IMAGING	1140 CYPRESS STA. STE 100	77090
28	NO TAXABLE ITEMS		NWDC HEART CENTER	1140 CYPRESS STA. STE 101	77090
28	NO TAXABLE ITEMS		NWDC LAB	1140 CYPRESS STA. STE 110	77090
28	17601191426	9	COMPUTER TECH	1140 CYPRESS STA. STE 105	77090
28	NO TAXABLE ITEMS		NWDC BUSINESS OFFICE	1140 CYPRESS STA. STE 300	77090
29	NO TAXABLE ITEMS		NORTHWEST DERMETOLOGY & UROLOGY	1140A CYPRESS STATION	77090
30	NO TAXABLE ITEMS		HOUSTON EYE ASSOCIATES	1250 CYPRESS STATION	77090
31	NO TAXABLE ITEMS		MILLENNIUM PHYSICIANS DIAGNOSTIC CENTER	1250 CYPRESS STA. STE B	77090
32	12005943332	276	ROSS DRESS FOR LESS	380 FM 1960 WEST	77090
32A	17530003783	95	FIVE BELOW #5051	380 CYPRESS CREEK PARKWAY STE B	77090
33	12005943332	214	DD'S DISCOUNT	370 FM 1960 WEST	77090
34	32080971685	1	RODEO DENTAL	366 FM 1960 WEST	77090
35	32050568289	1	TIGER LIQUOR STORE	376 FM 1960 WEST STE A	77090
36	32077247362	1	F&A AFRICAN HAIR BRAIDING	376 FM 1960 WEST STE B	77090
37	NO TAXABLE ITEMS		NAZ BEAUTY SALON	376 FM 1960 WEST STE E	77090
38	NO TAXABLE ITEMS		MASTER BARBERS & STYLISTS	376 FM 1960 WEST STE F	77090
39	NO TAXABLE ITEMS		PARADISE NAILS & SPA	376 FM 1960 WEST STE H	77090
40	NO TAXABLE ITEMS		MASTER BARBERS & STYLISTS	376 FM 1960 WEST STE J	77090
41	32086607762	2	WING STOP DINE IN CARRY OUT	376 FM 1960 WEST STE K	77090
42	32078844654	1	MICHELADAS EXPRESS	376 FM 1960 WEST STE L	77090
42	32086646018	1	MICHELADAS EXPRESS	376 FM 1960 WEST STE L	77090
42	32094579193	1	TAXO CUHH HTX	376 FM 1960 WEST STE L	77090
43	32047159713	3	2Q 255233 (FOOD SERVICE)	444 FM 1960 WEST	77090





POS	TAXPAYER NO	OUTLET NO	OUTLET NAME	STREET NO BUSINESS LOCATION ADDRESS	ZIP CODE
44	32062876639	2	CHICK-FIL-A	430 FM 1960 WEST	77090
45	NO TAXABLE ITEMS		KID2KNECT RESOURCE CENTER	1340 CYPRESS STA. DR STE A1	77090
46	NO TAXABLE ITEMS		LETOURNEAU ORTHOTICS/PROSTHETICS	1340 CYPRESS STA. DR STE A2	77090
47	32056267563	1	PINE OAKS CLEANERS	1340 CYPRESS STA. DR STE B	77090
48			VACANT	1340 CYPRESS STA. DR STE C	77090
49	32041654552	1	CYPRESS AUTOMOTIVE	625 TIMBERDALE LANE	77090
49	32038677525	2	ARMANI AUTO SALES	625 TIMBERDALE LANE	77090
50	NO TAXABLE ITEMS		CHASE BANK DRIVE THRU	616 FM 1960 WEST	77090
51	NO TAXABLE ITEMS		CHASE BANK PARKING GARAGE	616 FM 1960 WEST	77090
52	NO TAXABLE ITEMS		JP MORGAN CHASE	616 FM 1960 WEST STE 100	77090
52	NO TAXABLE ITEMS		HOME INSTEAD SENIOR CARE	616 FM 1960 WEST STE 101	77090
52	17605370885	3	TRITON CONSTRUCTION COMPANY	616 FM 1960 WEST STE 105	77090
52	NO TAXABLE ITEMS		MAXIM HEALTHCARE	616 FM 1960 WEST STE 230	77090
52	19005251467	3	AEI ENGINEERS, INC	616 FM 1960 WEST STE 250	77090
52	32069126483	1	EXPRESS MULTI SERVICES & TITLES	616 FM 1960 WEST STE 280D	77090
52	NO TAXABLE ITEMS		TRUTH RESOURCES, LP	616 FM 1960 WEST STE 300	77090
52	NO TAXABLE ITEMS		GREEN TREE SERVICES, LLC	616 FM 1960 WEST STE 305	77090
52	NO TAXABLE ITEMS		TJ HAYES & CO., PLLC	616 FM 1960 WEST STE 310	77090
52	NO TAXABLE ITEMS		OPERATING SYSTEMS INC	616 FM 1960 WEST STE 316	77090
52	32069836487	2	SWEAC, LLC	616 FM 1960 WEST STE 325	77090
52	32039298271	2	VELOCITY UNIFIED COMMUNICATION	616 FM 1960 WEST STE 330	77090
52	NO TAXABLE ITEMS		SWBC MORTGAGE	616 FM 1960 WEST STE 380	77090
52	NO TAXABLE ITEMS		AP FACILITIES SERVICES	616 FM 1960 WEST STE 385	77090
52	32046135318	1	PRIME ITS	616 FM 1960 WEST STE 385	77090
52	32059654262	1	CACTUS SOFTWARE	616 FM 1960 WEST STE 410	77090
52	NO TAXABLE ITEMS		ERENST BARRIENTOS, PC	616 FM 1960 WEST STE 415	77090
52	32079742238	1	MOVEMENT COLLABORATION	616 FM 1960 WEST STE 420	77090
52	32060763524	2	IPS TITLE SERVICES	616 FM 1960 WEST STE 455	77090
52	NO TAXABLE ITEMS		ROBERT C. LINDOW	616 FM 1960 WEST STE 460	77090



POS	TAXPAYER NO	OUTLET NO	OUTLET NAME	STREET NO BUSINESS LOCATION ADDRESS	ZIP CODE
52	NO TAXABLE ITEMS		LAREN R COOK	616 FM 1960 WEST STE 475	77090
52	NO TAXABLE ITEMS		NORFOLK SOUTHERN	616 FM 1960 WEST STE 500	77090
52	32040860085	1	RH DIAMONDS	616 FM 1960 WEST STE 520	77090
52	NO TAXABLE ITEMS		CAPSTONE REAL ESTATE	616 FM 1960 WEST STE 522	77090
52	32087748342	1	FAMILY GROUP INVESTMENT	616 FM 1960 WEST STE 525	77090
52	NO TAXABLE ITEMS		MITAS TOWER	616 FM 1960 WEST STE 528	77090
52	NO TAXABLE ITEMS		EVANS KOSUT DAVIDSON	616 FM 1960 WEST STE 530	77090
52	NO TAXABLE ITEMS		TRINITY TANK CAR, INC	616 FM 1960 WEST STE 550	77090
52	NO TAXABLE ITEMS		C-K ASSOCIATES, LLC	616 FM 1960 WEST STE 575	77090
52	13918370696	105	MANPOWER OF TEXAS	616 FM 1960 WEST STE 580	77090
52	NO TAXABLE ITEMS		US EMERALD ENERGY CO.	616 FM 1960 WEST STE 600	77090
52	NO TAXABLE ITEMS		LEO & DUTTON, PLLC	616 FM 1960 WEST STE 635	77090
52	NO TAXABLE ITEMS		KENNAMETAL ENERGY, LLC	616 FM 1960 WEST STE 650	77090
52	32067230790	1	CAROUSEL ENERGY SERVICES	616 FM 1960 WEST STE 660	77090
52	32059528813	1	BLUE STAR SECURITY	616 FM 1960 WEST STE 675	77090
52	NO TAXABLE ITEMS		TIOGA PIPE	616 FM 1960 WEST STE 700	77090
52	NO TAXABLE ITEMS		PRO ENERGY SERVICES, LLC	616 FM 1960 WEST STE 750	77090
52	NO TAXABLE ITEMS		AFLAC - HAITRESS AGENCY	616 FM 1960 WEST STE 775	77090
52	32060039537	1	CBR ASSOCIATES	616 FM 1960 WEST STE 780	77090
52	32047739217	1	VENDOR CREDENTIAL SERVICES	616 FM 1960 WEST STE 800	77090
52	32060039537	1	CBR ASSOCIATES	616 FM 1960 WEST STE 800	77090
52	12057037728	2	EPLAN PARTNERS, LTD	616 FM 1960 WEST STE	77090
52	32068429433	29	HARTMAN SPE, LLC	616 FM 1960 WEST STE	77090
53	NO TAXABLE ITEMS		CHASE BANK	616 FM 1960 WEST	77090
54	32086124636	1	AMERICAN WINGS & MORE	566 FM 1960 WEST STE C	77090
54A	32066813547	2	SMOKEY DOKE VAPE SHOP	566 FM 1960 WEST STE	77090
55	13640275817	1820	T-MOBILE WEST, LLC	566 FM 1960 WEST STE B	77090
55	32057753629	1631	T-MOBILE WEST, LLC	566 FM 1960 WEST STE B	77090
55	32058456065	1621	T-MOBILE WEST, LLC	566 FM 1960 WEST STE B	77090



POS	TAXPAYER NO	OUTLET NO	OUTLET NAME	STREET NO BUSINESS LOCATION ADDRESS	ZIP CODE
55A	14811875112	134	SPRINT.COM, INC	566 FM 1960 WEST STE E	77090
56	NO TAXABLE ITEMS		HOUSE OF FADES	566 FM 1960 WEST STE A2	77090
57	NO TAXABLE ITEMS		MADISON DENTAL	566 FM 1960 WEST STE A	77090
58	12089073014	57	CHILI'S CYPRESS STATION #0461	518 FM 1960 WEST	77090
58	17519330587	92	CHILI'S CYPRESS STATION #0461	518 FM 1960 WEST	77090
59	10609621908	48	CYPRESS SHELL	510 FM 1960 WEST	77090
60	32060804468	1	I HOP #1444	1414 CYPRESS STATION DR	77090
60A	32060804468	1	CAKE 1444, LLC	1414 CYPRESS STATION DR	77090
61	NO TAXABLE ITEMS		TIMBERDALE MEDICAL ARTS	607 FM 1960 WEST	77090
62	NO TAXABLE ITEMS		THE HEIGHTS OF NORTH HOUSTON	303 HOLLOW TREE LANE	77090
63	NO TAXABLE ITEMS		PALACID ROYALE INN	1410 CYPRESS STATION DR	77090
64	32061197755	1	KANESHA HYMES	101 HOLLOW TREE LANE APT 3204	77090
64	32058093462	1	NOURISH 360	101 HOLLOW TREE LANE APT 1006	77090
64	32082976823	1	RAYNE'S WARDROBE	101 HOLLOW TREE LANE	77090
64	32075345192	1	HAVS OF LUXE	101 HOLLOW TREE LANE APT	77090
64	32077627233	1	FLY SINCE BIRTH CLOTHING	101 HOLLOW TREE LANE APT	77090
64	32076272239	1	BE' YU COLLECTION	101 HOLLOW TREE LANE APT	77090
64	32076194453	1	NI QUESO CHIC	101 HOLLOW TREE LANE APT 1101	77090
64	32063388881	1	SARAH RIMBOCH	101 HOLLOW TREE LANE APT 8203	77090
64	32076300329	2	FESTNIKK GLOBAL	101 HOLLOW TREE LANE APT 1320:	77090









POS	TAXPAYER NO	OUTLET NO	OUTLET NAME	STREET NO BUSINESS LOCATION ADDRESS	ZIP CODE
1	13307770050	122	TACO BELL #16400	619 FM 1960 WEST	77090
2	17424653073	10	BURGER KING #8729	603 FM 1960 WEST	77090
3	17529862819	1	MUNDAY MAZDA	555 FM 1960 WEST	77090
4	NO TAXABLE ITEMS		AMERICA'S BEST VALUE INN	609 FM 1960 WEST	77090
5	17421065883	317	CIRCLE K	475 FM 1960 WEST	77090
5	12601004364	1737	REDBOX AUTOMATED DVD RENTAL	475 FM 1960 WEST	77090
6	32020148832	3	EL PIPE / NEVERIA / ICE CREAM	435 CYPRESS CREEK PARKWAY	77090
7	32058919567	1	AUTO CHECK #9	1539 CYPRESS STATION DR	77090
7	32091772692	1	UNITED AUTO CARE & TOWING	1539 CYPRESS STATION DR	77090
7	32096373785	1	YELLOW CAB, INC	1539 CYPRESS STATION DR	77090
8	NO TAXABLE ITEMS		CAR WASH	1533 CYPRESS STATION DR	77090
9	19543185045	88	PANDA EXPRESS #1446	431 FM 1960 WEST	77090
10	12044889785	2	GRACE FAMILY BAPTIST CHURCH	106 BAMMEL WESTFIELD	77090
11	17605390941	1	R. A. McLENDON DDS PLLC ORTHODONTICS	112 BAMMEL WESTFIELD	77090
12	13627845087	11	McDONALDS #6095	339 FM 1960 WEST	77090
13	32027936692	1	PET CITY	230 BAMMEL WESTFIELD	77090
14	32019181745	4	SUNBELT JEWELRY & LOAN #3	337 FM 1960 WEST	77090
15	32041107981	5	BTB SIGNS, LP	335 FM 1960 WEST	77090
16	32068301756	1	FAST SIGNS 12601	335 FM 1960 WEST	77090
16A	NO TAXABLE ITEMS		FRESENIUS KIDNEY CARE	335 FM 1960 WEST STE	77090
17			VACANT	221 FM 1960 WEST STE E	77090
18	17603650593	31	GROCERY SERVICES, INC #36	235 FM 1960 WEST STE 221D	77090
18A	32068962409	1	CALCULATED RISK LUCKY PENNY / USED MOTORCYCLES	235 FM 1960 WEST STE 221D	77090
18B	13836592785	17	WOODCRAFT #315	235 FM 1960 WEST STE A3	77090
18B	32084129355	1	NOLP HOUSTON	235 FM 1960 WEST STE A3	77090
19	NO TAXABLE ITEMS		WIC	221 FM 1960 WEST STE C	77090
20			VACANT	221 FM 1960 WEST STE B	77090
21			VACANT	221 FM 1960 WEST STE A	77090
22			VACANT	221 FM 1960 WEST STE H	77090

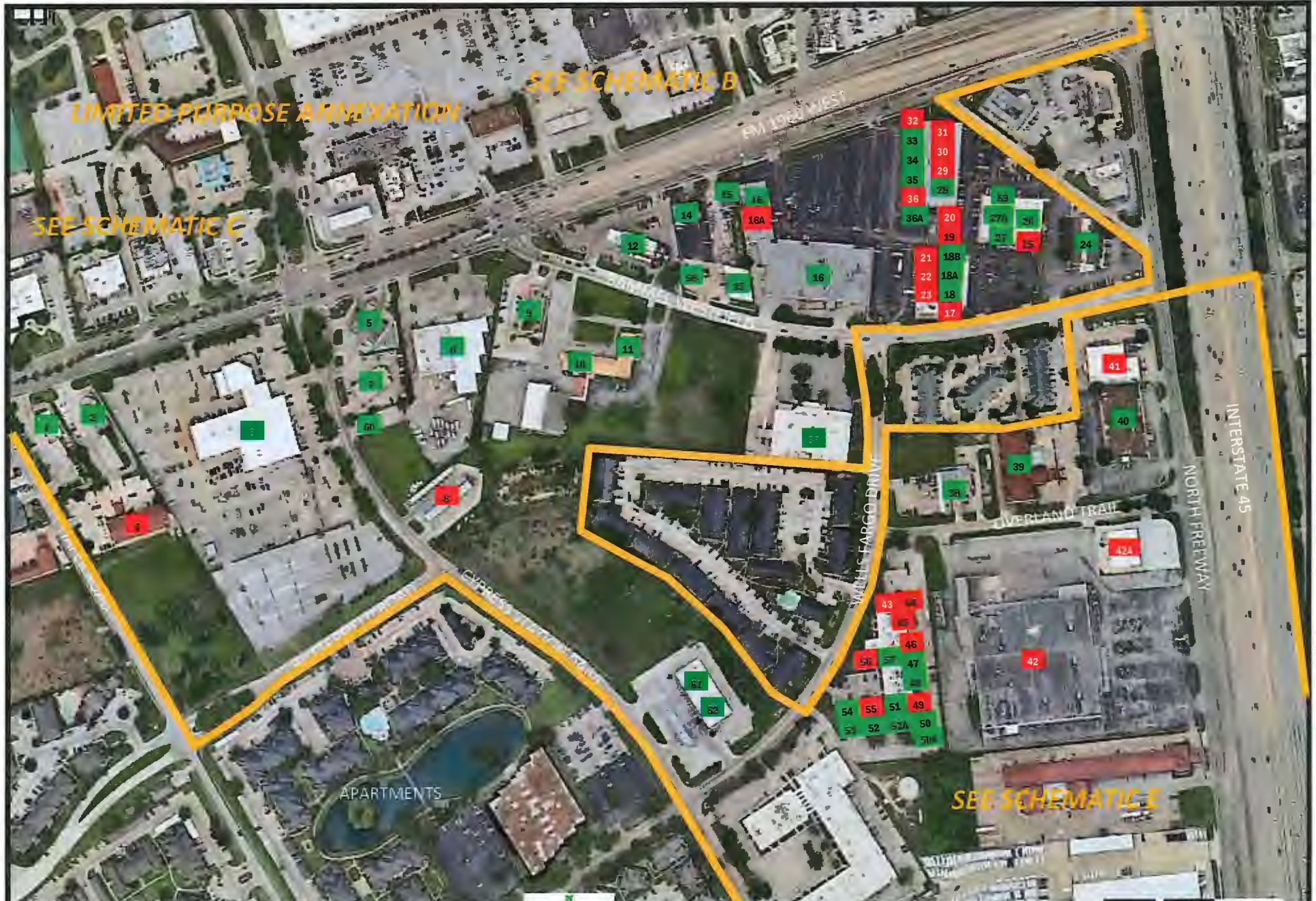


POS	TAXPAYER NO	OUTLET NO	OUTLET NAME	STREET NO BUSINESS LOCATION ADDRESS	ZIP CODE
23			VACANT	221 FM 1960 WEST	77090
24	10303980147	2	TAQUERIA ARANDAS #23	231 FM 1960 WEST	77090
25	NO TAXABLE ITEMS		AMERICAN LEGION POST 330	217 FM 1960 WEST STE E	77090
26	32050345704	2	LASAGNA HOUSE III	217 FM 1960 WEST STE D	77090
27	17603848627	1	BARNEY'S BILLARD SALOON #5	217 FM 1960 WEST STE A	77090
27A	32016879390	2	MS FLAVA	217 FM 1960 WEST STE	77090
28	12640866161	149	ENTERPRISE RENT A CAR	211 FM 1960 WEST STE J	77090
29			VACANT	211 FM 1960 WEST STE D1	77090
30			VACANT	211 FM 1960 WEST STE D	77090
31			VACANT	211 FM 1960 WEST STE A	77090
32			VACANT	211 FM 1960 WEST STE M	77090
33	32041183453	1	DESIGN SECRETS	211 FM 1960 WEST STE K	77090
34	17606609521	1	VN NETWORKING INC	211 FM 1960 WEST STE K2	77090
35	17417476698	3	AMERICAN HEALTH FOOD #21	211 FM 1960 WEST STE I	77090
36			VACANT	211 FM 1960 WEST STE H	77090
36A	32072197232	1	CRAFTY CRAB CAJUN SEAFOOD	211 FM 1960 WEST STE L	77090
37	17427187376	10	MINER, LTD	300 Bammel Westfield	77090
38	32037879663	3	WORLD MOTORS	101 WELLS FARGO DRIVE	77090
38	32090857536	1	ES MOTORS	101 WELLS FARGO DRIVE	77090
39	14215353609	1	COMFORT SUITES	150 OVERLANDTRAIL	77090
40	19523189405	141	WELLS FARGO HM	17317 NORTH FREEWAY	77090
41			VACANT	17313 NORTH FREEWAY	77090
42			VACANT	17211 NORTH FREEWAY	77090
42A			VACANT	17211 NORTH FREEWAY	77090
43			VACANT	301 WELLS FARGO DR STE	77090
44	NO TAXABLE ITEMS		PAUL DAVIS RESTORATION	301 WELLS FARGO DR STE 12	77090
45	NO TAXABLE ITEMS		SAFEGUARD	301 WELLS FARGO DR STE 11	77090
46	NO TAXABLE ITEMS		DYNAQUAL TEST LABS	301 WELLS FARGO DR STE 10	77090
47	32057587928	1	BLUE TEAM RESTORATION	301 WELLS FARGO DR STE B1	77090



POS	TAXPAYER NO	OUTLET NO	OUTLET NAME	STREET NO BUSINESS LOCATION ADDRESS	ZIP CODE
48	32060214205	1	CONSIGNMENT GARAGE	301 WELLS FARGO DR STE 5	77090
49	NO TAXABLE ITEMS		THE FORT	301 WELLS FARGO DR STE C6	77090
50	32045896126	1	DIFFERENT ABILITIES TREASURES	301 WELLS FARGO DR STE 4	77090
50A	32093515602	1	CAR SECURITY FX	301 WELLS FARGO DR STE C4B	77090
51	17427809383	3	INTERLOCK 888-302-3629	301 WELLS FARGO DR STE 3	77090
51	32028207192	3	KAZZ INTERLOCK SYSTEMS	301 WELLS FARGO DR STE 3	77090
52	17418123455	6	SPEED PRINTING	301 WELLS FARGO DR STE C8	77090
52A	32074614549	1	A1 APPLIANCES	301 WELLS FARGO DR STE C9	77090
52A	32075407794	2	HOUSTON SPRAY EQUIPMENT	301 WELLS FARGO DR STE C9	77090
53	32045896126	1	DIFFERENT ABILITIES	301 WELLS FARGO DR STE C7	77090
54	32054808269	527	AUTO ZONE REGIONAL OFFICES #8159	301 WELLS FARGO DR STE 1	77090
55	NO TAXABLE ITEMS		AUTO ZONE TRAINING OFFICE	301 WELLS FARGO DR STE 2	77090
56	NO TAXABLE ITEMS		ANDREW WOMMACK MINISTRIES	301 WELLS FARGO DR STE 14	77090
57	17606846743	2	DKNXT INC	301 WELLS FARGO DR STE C15	77090
58	32019181745	4	SUNBELT PAWN	337 FM 1960 WEST	77090
59	32063154234	1	INTERSTATE 45 BINGO	217 FM 1960 WEST	77090
59	32063154234	1	FGO COMPANY - PERMIT ADDRESS	2406 TANNEHILL	77008
60	32056868410	1	LUCKY'S SNO BIZ	1310 CYPRESS STATION DR	77090
61	32033588388	1	OMG SEAFOOD NORTH	1801 CYPRESS STATION DR	77090
62	32076580789	1	PRISTINE WASH	1801 CYPRESS STATION DR STE B	77090





Business Location Schematic D

CNP UD



Images by Google

August, 2025

**B&A**  
 MUNICIPAL TAX SERVICE, LLC





POS	TAXPAYER NO	OUTLET NO	OUTLET NAME	STREET NO	BUSINESS LOCATION ADDRESS	ZIP CODE
1	NO TAXABLE ITEMS		WELLS FARGO INTERCHANGE OFFICE PARK	305	WELLS FARGO DR LOBBY	77090
2	32027709578	2	LAYER 2 COMMUNICATIONS	305	WELLS FARGO DR STE 9	77090
3	32056008421	2	AWC LASER GALLERY	305	WELLS FARGO DR STE A2	77090
4	32049077160	1	BE UP TO DATE HOMES, INC	305	WELLS FARGO DR STE A7	77090
5			VACANT	305	WELLS FARGO DR STE 2	77090
6	16805288426	1	ARMADILLO PRESS	305	WELLS FARGO DR STE 3	77090
6	17309273666	2	PETROLEUM LEARNING PROGRAMS	305	WELLS FARGO DR STE 4	77090
6	32060242685	2	PETROLEUM LEARNING PROGRAMS	305	WELLS FARGO DR STE 4	77090
7	32061044593	1	BAKED POPCORN	305	WELLS FARGO DR STE 5	77090
8	NO TAXABLE ITEMS		SONLIFE	305	WELLS FARGO DR STE 6	77090
8A	32068714032	1	SPOT ATTACK INC	305	WELLS FARGO DR STE A8	77090
9	NO TAXABLE ITEMS		TTC OF TEXAS	303	WELLS FARGO DR STE 4	77090
10	32036969700	2	AMISH CABINETS OF TEXAS	303	WELLS FARGO DR STE 1	77090
11	NO TAXABLE ITEMS		LIGHT MY SAFE	303	WELLS FARGO DR STE B2	77090
12	12013289108	2	FIRE PROTECTION INC	303	WELLS FARGO DR STE 6	77090
13	NO TAXABLE ITEMS		GROWING IN GRACE WORSHIP CENTER	303	WELLS FARGO DR STE B12	77090
14	32067181605	1	TREASUREZ FOR LESS	303	WELLS FARGO DR STE B7-11	77090
15	13201075192	1	ACOUSTIC EDGE INS INC	303	WELLS FARGO DR STE B10	77090
15	32078491266	1	THE CUSTOM SHOP	303	WELLS FARGO DR STE B10	77090
16	13201075192	1	ACOUSTIC EDGE INS INC	303	WELLS FARGO DR STE 5	77090
17	17601882206	4	EUROTAN OF TEXAS	303	WELLS FARGO DR STE 8	77090
18	17603234729	3	CYPRESS CREEK AC	303	WELLS FARGO DR STE 13	77090
19	NO TAXABLE ITEMS		MISCELANEOUS STORAGE	303	WELLS FARGO DR STE 16	77090
20	17606421653	2	H & P CONSULTING	303	WELLS FARGO DR STE 14	77090
20A	32069930389	1	HYDROCARBON LABORATORIES	303	WELLS FARGO DR STE 15	77090
20A	32038642032	3	HYDROCARBON LABORATORIES	303	WELLS FARGO DR STE 15	77090
21	10615192043	79	BAYMONT INN	17111	NORTH FREEWAY	77090
22	32064082863	13	MYSTIQ STORES, LLC	16855	NORTH FREEWAY	77090
23	19432003903	3	MC CLANE GLOBAL	1902	CYPRESS STATION DR STE 200	77090
24	32055078921	2	GATEWAY CLASSIC CARS	1910	CYPRESS STATION DR	77090
24	32055078821	2	HCVP, LLC	1910	CYPRESS STATION DR STE 200	77090
25	17110141888	3	LMC MARINE CENTER	17101	NORTH FREEWAY	77090
26	32078215046	1	DELUXE HOME OF USA		NORTH FREEWAY	77090





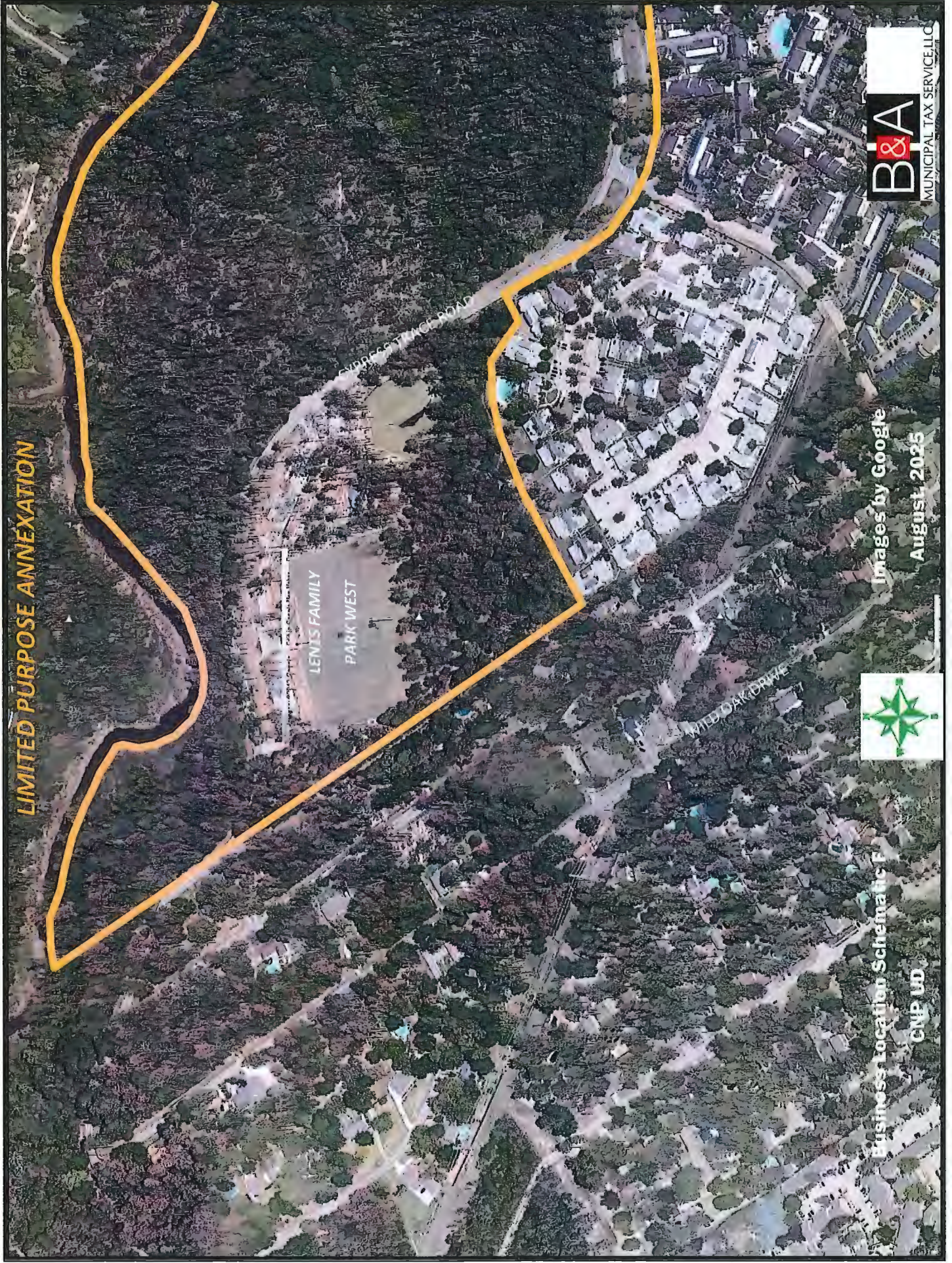
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August, 2025

Business Location Schematic E  
CNP UD



POS	TAXPAYER NO	OUTLET NO	OUTLET NAME	STREET NO BUSINESS LOCATION ADDRESS	ZIP CODE
			NO BUSINESSES FOUND		77090









POS	TAXPAYER NO	OUTLET NO	OUTLET NAME	STREET NO BUSINESS LOCATION ADDRESS	ZIP CODE
1	32062976272	1	CYPRESS EXPRESS MART	636 CYPRESS STATION DRIVE	77090
2	32063468881	1	JULIA'S WASH & DRY	636 CYPRESS STATION DRIVE STE E	77090
3	32067694060	4	DJ'S BAR & GRILL	636 CYPRESS STATION DRIVE STE A	77090
3	32069941204	1	THE GREASY SPOON SOULFOOD BISTRO	636 CYPRESS STATION DRIVE STE A	77090
3	32080947503	1	CITY LIQUORS	636 CYPRESS STATION DRIVE STE A	77090
3	32093334780	1	VISION TO REALITY BEAUTY ACADEMY	636 CYPRESS STATION DRIVE STE D	77090



# CNP Utility District

## OPERATIONS REPORT

September 18, 2025

Prepared by

**Municipal District Services, LLC**







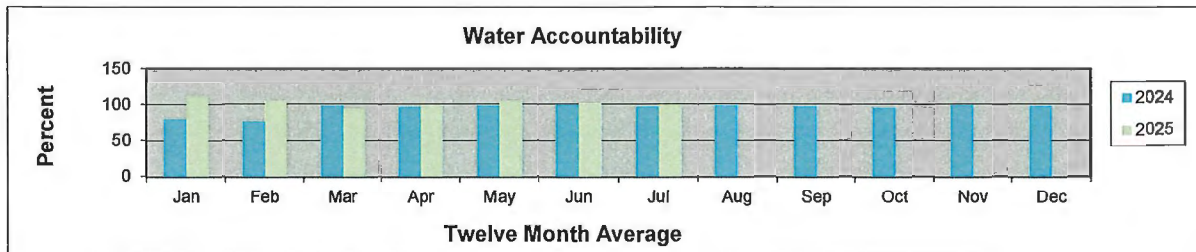
# CNP Utility District Operations and Management Report

## I. Connections & Billing

▪ Total Connections		320
▪ COLLECTIONS: Period Ending	August 14, 2025	\$310,286.68
▪ CURRENT BILLING: Period Ending	August 7, 2025	\$477,826.09

## II. Water Production

For the period	7/7/2025 - 8/7/2025	
Water Produced		36.959 MG
Billed		36.588 MG
Accountability		99.3%



*Repairs & Maintenance during the month included:*

- Responded to autodialer due to Centerpoint problem at Water Plant 4.
- Installed new regulator on CL2 system at Water Plant 4.
- Performed quarterly preventative maintenance on CL2 system at Water Plant 4.
- Repaired automatic gate at Water Plant 2.

## III. Wastewater Treatment

There were no permit excursions at the facility for the month of August 2025.

*Repairs & Maintenance during the month included:*

- Performed quarterly preventative maintenance on UV system.

## IV. Collection System, Lift Station and Storm Pump Station

*Repairs & Maintenance during the month included:*

- Nothing to report.

## V. Water Distribution System

*Repairs & Maintenance during the month included:*

- Nothing to report.

## VI. Correspondence

- Nothing to report.

## VII. Action Items

- Consider and approve terminations.



# CNP Utility District Billing and Collection Summary

## COLLECTIONS: Period Ending

August 14, 2025

Penalty:	\$	4,407.34
Water:	\$	62,703.82
Sewer:	\$	54,353.02
NHCRWA Fee:	\$	104,817.17
Deposit:	\$	586.47
Security Fee:	\$	69,713.90
Grease Trap Inspection:	\$	4,979.96
Backflow Prevention Annual Fee::	\$	-
Back Charge Fee:	\$	-
Inspection:	\$	-
Returned Payment Fee:	\$	-
Reconnect Fee:	\$	-
Transfer Fee:	\$	75.00
Applied Deposits:	\$	8,650.00
<b>Total Collections:</b>	<b>\$</b>	<b>310,286.68</b>

## CURRENT BILLING: Period Ending

August 7, 2025

Penalty:	\$	5,436.94
Water:	\$	68,462.13
Sewer:	\$	57,206.85
NHCRWA Fee:	\$	117,421.92
Deposit:	\$	1,150.00
Security Fee:	\$	76,449.70
Grease Trap Inspection:	\$	4,800.00
Back Charge:	\$	-
Rental Meter Fee:	\$	-
Inspection:	\$	-
Pull/ Lock Mater Fee:	\$	-
Transfer Fee:	\$	75.00
Arrears:	\$	150,281.58
Unapplied Overpayments:	\$	(3,458.03)
<b>Net Receivable:</b>	<b>\$</b>	<b>477,826.09</b>

## CUSTOMER AGED RECEIVABLES:

30 Day:	\$	63,673.72
60 Day:	\$	41,848.87
90 Day:	\$	55,179.25
Overpayments:	\$	(4,983.32)
<b>Total Receivables:</b>	<b>\$</b>	<b>155,718.52</b>

## CONNECTION COUNT:

Residential:	6
Builder:	0
Commercial:	146
Fire Taps:	26
Multi-Family	55
Sprinkler:	81
Miscellaneous:	6
<b>Total Connections:</b>	<b>320</b>



# CNP Utility District Water and Wastewater Report

## WATER PLANT OPERATIONS:

TDH ID No. 1010429

Current Period: 7/7/2025 - 8/7/2025

Well No. 1:	0.123	MG
Well No. 2:	0.017	MG
Well No. 3:	6.602	MG
Well No. 4:	4.324	MG
Surface Water:	25.893	MG
Total Production:	36.959	MG
Consumption (Billed):	36.588	MG
Accounted for:	0.120	MG
Percent Accounted For:	99.3%	

## H G C S D PERMIT:

Co-permittee Well Nos. 1658, 2634, 3564, 5654

NHCRWA MONITORS HGCSD PERMIT

Permit Term: 09/01/24 - 08/31/25

Current Period 8/1/25 - 8/31/25

Gallons Authorized:	475.000	MG
Current Month Prod.:	12.347	MG
Cum. Gallons Prod.:	189.086	MG
Auth. Gallons Rem.:	285.914	MG
Avg. Gallons Per Mo.:	15.757	MG
Permit Months Rem.:	0	

## WASTEWATER TREATMENT PLANT OPERATIONS:

8/1/25 - 8/31/25

TCEQ Permit No. 11239 **Expiration Date - 11/29/2024**

Percent Loading of Capacity: 46.8%

Permit Excursions: None

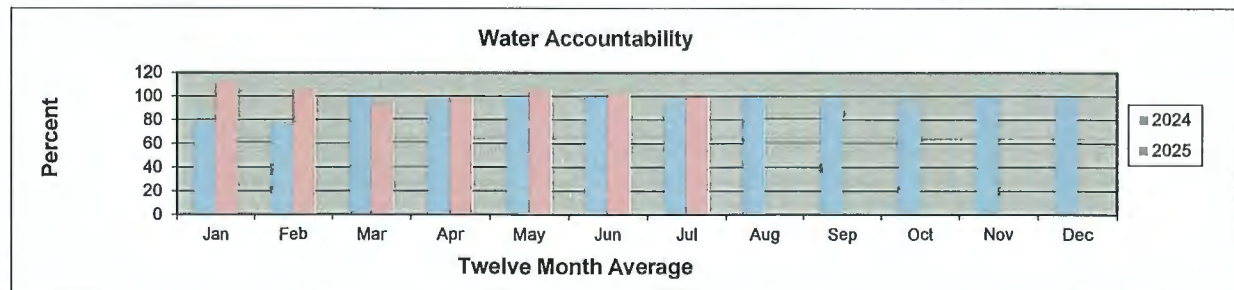
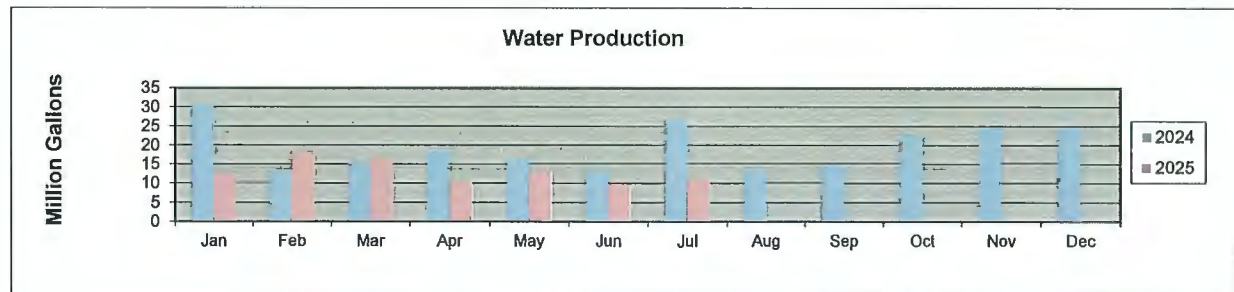
	Permitted	Actual	Units	Excursion
DO Minimum:	6.00	6.10	Milligrams / Liter	No
Minimum pH	6.00	6.70	Standard Units	No
Maximum pH	9.00	7.90	Standard Units	No
TSS Daily Avg.:	313.0	10.65	Pounds / Day	No
TSS Daily Avg.:	15.0	1.09	Milligrams / Liter	No
TSS Daily Max.:	40.0	1.60	Milligrams / Liter	No
NH3 Daily Avg.:	42.0	1.47	Pounds / Day	No
NH3 Daily Avg.:	2.0	0.15	Milligrams / Liter	No
NH3 Daily Max.:	10.0	0.30	Milligrams / Liter	No
Flow 2 hr. peak:	5208	990	GPM	No
Flow Annual Avg.	2.500	1.212	Million Gal. / Day	No
Flow Daily Avg.:	n/a	1.169	Million Gal. / Day	No
Flow Daily Max.:	n/a	1.261	Million Gal. / Day	No
CBOD Daily Avg.:	146.0	21.82	Pounds / Day	No
CBOD Daily Avg.:	7.0	2.23	Milligrams / Liter	No
CBOD Daily Max.:	17.0	3.00	Milligrams / Liter	No
E. Coli Daily Avg:	63	4	Cfu / 100 ML	No
E. Coli Max:	200	10	Cfu / 100 ML	No





## CNP Utility District Water Production and Accountability

Period Ending	Production (MG)	Surface Water	Interconnect Water	Accounted For	Billed (MG)	Accountability (%)	Twelve Month Average
January, 2024	30.497	11.550		0.045	33.749	80.4	93.1
February, 2024	13.526	27.869		0.097	31.766	77.0	91.4
March, 2024	15.247	21.356		0.607	35.642	99.0	91.6
April, 2024	18.583	17.842		0.107	35.185	96.9	91.6
May, 2024	16.200	21.437		0.149	37.060	98.9	92.0
June, 2024	13.229	26.466		0.174	39.503	100.0	92.4
July, 2024	26.552	10.235		0.276	35.503	97.3	92.5
August, 2024	13.555	25.278		0.074	38.279	98.8	93.0
September, 2024	14.667	24.334		0.150	37.833	97.4	93.2
October, 2024	22.567	19.911		0.442	40.161	95.6	93.5
November, 2024	24.545	9.934		0.042	34.289	99.6	94.4
December, 2024	24.408	12.323		0.166	36.064	98.6	94.9
January, 2025	12.717	19.634		0.361	35.845	111.9	97.6
February, 2025	18.105	10.103		0.100	29.419	104.6	99.9
March, 2025	16.353	19.876		0.057	33.859	93.6	99.4
April, 2025	10.313	24.632		0.196	34.165	98.3	99.5
May, 2025	13.062	20.765		0.727	34.700	104.7	100.0
June, 2025	9.692	24.712		0.122	34.816	101.6	100.2
July, 2025	11.066	25.893		0.120	36.588	99.3	100.3
August, 2025							
September, 2025							
October, 2025							
November, 2025							
December, 2025							



Description	Address	Account Number	Meter Size	7/7/2024 Usage	8/7/2024 Usage	9/7/2024 Usage	10/7/2024 Usage	11/7/2024 Usage	12/7/2024 Usage	1/7/2025 Usage	2/7/2025 Usage	3/7/2025 Usage	4/7/2025 Usage	5/7/2025 Usage	6/7/2025 Usage	7/7/2025 Usage
Lent Family Park West-Dog Park/ Restrooms	18103 Cypress Trace	043-02030-00	4 inch	40	56	63	61	38	37	25	46	54	38	50	70	72
Lent Family Park West-Vacant	18103 Cypress Trace	043-02031-00	2 inch	0	1	1	0	0	0	0	0	0	0	0	0	0
Lent Family Park West-Soccer Field	18103 Cypress Trace	043-02033-01	2 inch	154	285	146	286	100	45	13	0	45	236	262	159	144
Lent Family Park West-Irrigation	18103 Cypress Trace	043-02035-00	1.5 inch	37	301	194	317	110	37	4	3	108	149	151	155	194
Lent Family Park East-Splash Park	540 Cypress Station	043-23300-00	4 inch	73	4	1	4	1	1	13	1	2	149	579	1137	970
Lent Family Park East-Irrigation	540 Cypress Station	043-23310-00	1.5 inch	37	119	47	234	1	3	5	3	56	113	103	46	169
Total				341	766	452	902	250	123	60	53	265	685	1145	1567	1549
Less Soccer Field				187	481	306	616	150	78	47	53	220	449	883	1408	1405
NHCRA Fee				\$ 411.40	\$ 1,058.20	\$ 673.20	\$ 1,355.20	\$ 330.00	\$ 171.60	\$ 103.40	\$ 116.60	\$ 484.00	\$ 987.80	\$ 1,942.60	\$ 3,097.60	\$ 3,091.00

## PREVENTIVE MAINTENANCE SCHEDULE

District Name: CNP UD

Asset Name	Task Name	Frequencies	Last Service	Status of Last Service	Next Service
<b>CNP WP 1: 897 CYPRESS STATION, HOUSTON, TX 77090</b>					
Analyzers	Inspect and Service	Monthly	Aug 2025	Complete	Sep 2025
Automatic Transfer Switch - Use Generator Automatic Transfer Switch	Inspect and Service	Annually	Aug 2025	Complete	Aug 2026
Chemical Feed Equipment	Inspect and Service	Quarterly	Aug 2025	Complete	Nov 2025
Electrical Survey	Inspect	Annually	May 2025	Complete	May 2026
Elevated Storage Tank	Inspect	Annually	May 2025	Complete	May 2026
Facility PM	Service	Semi-Annually	Jul 2025	Complete	Jan 2026
Gate	Inspect and Service Swinging Electrical Gate	Quarterly	Jun 2025	Complete	Sep 2025
Generator	2 Hour Load Bank Test	Annually	Jan 2025	Complete	Jan 2026
Generator	4 Hour Load Run Test	Annually	Apr 2025	Complete	Apr 2026
Generator	Inspect and Service	Semi-Annually	May 2025	Complete	Nov 2025
Generator Diesel Fuel Cleaning	Clean and Service	Annually	Jun 2025	Not Started	Jun 2026
GST #1	Inspect Exterior With Interior Inspection from Hatch	Annually	May 2025	Not Started	May 2026
HPT #1	Inspect Exterior	Annually	May 2025	Complete	May 2026
HPT #1	Inspect Interior	5 Years	Mar 2022	Complete	Mar 2027
LAS Pumps	Inspect and Service	Annually	Feb 2025	Complete	Feb 2026
Water Well #1	Well Production/Vibration Test	Semi-Annually	Aug 2025	Complete	Feb 2026
<b>CNP WP 2: 607 REDLEAF, HOUSTON, TX 77090</b>					
Electrical Survey	Inspect	Annually	May 2025	Complete	May 2026
Facility PM	Service	Semi-Annually	Jul 2025	Complete	Jan 2026
Water Well #2	Well Production/Vibration Test	Semi-Annually	Aug 2025	Complete	Feb 2026
<b>CNP WP 3: 301 WELLS FARGO DRIVE, HOUSTON, TX 77090</b>					
Automatic Transfer Switch - Use Generator Automatic Transfer Switch	Inspect and Service	Annually	Aug 2025	Complete	Aug 2026
Chemical Feed Equipment	Inspect and Service	Quarterly	Aug 2025	Complete	Nov 2025
Crane Inspection	Inspect	Annually	Sep 2024	Complete	Sep 2025
Electrical Survey	Inspect	Annually	May 2025	Complete	May 2026
Facility PM	Service	Semi-Annually	Jul 2025	Complete	Jan 2026
Gate	Inspect and Service Cantilever Gate	Quarterly	Jun 2025	Complete	Sep 2025
Generator	2 Hour Load Bank Test	Annually	Jan 2025	Complete	Jan 2026
Generator	4 Hour Load Run Test	Annually	Apr 2025	Complete	Apr 2026
Generator	Inspect and Service	Semi-Annually	May 2025	Complete	Nov 2025
Generator Diesel Fuel Cleaning	Clean and Service	Annually	Jun 2025	Complete	Jun 2026
GST #1	Inspect Exterior With Interior Inspection from Hatch	Annually	May 2025	Complete	May 2026

**District Name: CNP UD**

Asset Name	Task Name	Frequencies	Last Service	Status of Last Service	Next Service
<b>CNP WP 3: 301 WELLS FARGO DRIVE, HOUSTON, TX 77090</b>					
HPT #1	Inspect Exterior	Annually	May 2025	Complete	May 2026
HPT #1	Inspect Interior	5 Years	Mar 2022	Complete	Mar 2027
LAS Pumps	Inspect and Service	Annually	Feb 2025	Complete	Feb 2026
Water Well #3	Well Production/Vibration Test	Semi-Annually	Aug 2025	Complete	Feb 2026
<b>CNP WP 4: 17735 WESTFIELD PLACE DRIVE, HOUSTON, TX 77090</b>					
Air Conditioning Unit	Inspect and Service Near SCADA Room	Semi-Annually	Apr 2025	Complete	Oct 2025
Automatic Transfer Switch - Use Generator Automatic Transfer Switch	Inspect and Service	Annually	Aug 2025	Complete	Aug 2026
Chemical Feed Equipment	Inspect and Service	Quarterly	Aug 2025	Complete	Nov 2025
Crane Inspection	Inspect	Annually	Sep 2024	Complete	Sep 2025
Electrical Survey	Inspect	Annually	May 2025	Complete	May 2026
Facility PM	Service	Semi-Annually	Jul 2025	In Progress	Jan 2026
Gate	Inspect and Service Centilever Gate	Quarterly	Jun 2025	Complete	Sep 2025
Generator	2 Hour Load Bank Test	Annually	Jan 2025	Complete	Jan 2026
Generator	4 Hour Load Run Test	Annually	Apr 2025	Complete	Apr 2026
Generator	Inspect and Service	Semi-Annually	May 2025	Complete	Nov 2025
Generator Diesel Fuel Cleaning	Clean and Service	Annually	Jun 2025	Complete	Jun 2026
GST #1	Inspect Exterior With Interior Inspection from Hatch	Annually	May 2025	Complete	May 2026
HPT #1	Inspect Exterior	Annually	May 2025	Complete	May 2026
HPT #1	Inspect Interior	5 Years	Mar 2022	Complete	Mar 2027
LAS Pumps	Inspect and Service	Annually	Feb 2025	Complete	Feb 2026
Water Well #4	Well Production/Vibration Test	Semi-Annually	Aug 2025	Complete	Feb 2026
<b>CNP WWTP: 530 CYPRESS STATION DRIVE, HOUSTON, TX 77090</b>					
Air Conditioning Unit	Inspect and Service (For Ultra Violet System)	Semi-Annually	Apr 2025	Complete	Oct 2025
Blowers and Motors	Service	Quarterly	Jun 2025	Complete	Sep 2025
Crane Inspection	Inspect (For Ultra Violet System)	Annually	Sep 2024	Complete	Sep 2025
Effluent Basin	Clean and Service	Annually	Aug 2025	Complete	Aug 2026
Effluent Sampler	Inspect and Service	Quarterly	Jun 2025	Complete	Sep 2025
Electrical Survey	Inspect	Annually	Feb 2025	Complete	Feb 2026
Facility PM	Service	Semi-Annually	Jul 2025	Complete	Jan 2026
Fine Screen	Clean and Service	Quarterly	Jul 2025	Complete	Oct 2025
Flow Recording Equipment	Service and Calibrate	Semi-Annually	Apr 2025	Complete	Oct 2025
Gate	Inspect and Service	Quarterly	Jul 2025	Complete	Oct 2025
HPT #1	Inspect Exterior	Annually	May 2025	Complete	May 2026
HPT #1	Inspect Interior	5 Years	Mar 2022	Complete	Mar 2027



District Name: CNP UD

Asset Name	Task Name	Frequencies	Last Service	Status of Last Service	Next Service
CNP WWTP: 530 CYPRESS STATION DRIVE, HOUSTON, TX 77090					
Hydraulic Traveling Bridge	Inspect and Service Clarifier 1,2,3 & Sand Filters 1,2	Annually	Oct 2024	Complete	Oct 2025
Influent Sampler	Inspect and Service	Quarterly	Jun 2025	Complete	Sep 2025
Ultra Violet System	Inspect and Service	Quarterly	Jul 2025	Complete	Oct 2025
CNP OSLS: 530 CYPRESS STATION, HOUSTON, TX 77090					
Air Conditioning Unit	Inspect and Service OSLS 2nd Unit - VFD	Annually	May 2025	Complete	May 2026
Air Conditioning Unit	Inspect and Service OSLS Office	Annually	May 2025	Complete	May 2026
Lift Pump PM OSLS	Inspect and Service OSLS	Annually	Jun 2025	In Progress	Jun 2026
On Site Lift Station	Clean and Service	Quarterly	Jun 2025	Complete	Sep 2025
CNP LS 1 (ENTERPRISE): 16390 NORTH FREEWAY, HOUSTON, TX 77090					
Lift Pump PM	Inspect and Service	Semi-Annually	Aug 2025	In Progress	Feb 2026
Lift Station #1	Clean and Service	Semi-Annually	Jun 2025	Complete	Dec 2025
CNP UD OTHER ROUTINE MAINTENANCE					
Commercial Meters	Test	Annually	May 2025	Complete	May 2026
Fire Hydrants	Inspect	Semi-Annually	May 2025	Complete	Oct 2025

**CNP Utility District**

# **CONFIDENTIAL REPORT**

September 18, 2025

submitted by

**Municipal District Services, LLC**



## DELINQUENT LETTER ACCOUNTS LISTING - DUE 09/18/2025

District: 43

CNP UD

Select Status... Arrears Only

Date: 09/10/2025

Page: 1

Account	* Name	Service Address	Total Arrears	Total Current	Letter Due	Deposit
043-02720-01			2,604.53	2,037.81	4,642.34	6,000.00
043-03800-01			193.67	10.17	203.84	.00
043-01200-04			44.53	61.01	105.54	50.00
043-03300-03			4,869.74	499.92	5,369.66	3,000.00
043-03620-03			313.61	44.94	358.55	160.00
043-04260-07			620.94	328.26	949.20	1,700.00
043-03740-01			381.25	123.75	505.00	150.00
043-05220-03			27,160.40	8,591.41	35,751.81	18,000.00
043-04380-00			35.86	394.47	430.33	.00

Items Count: 9



September 18, 2025

CNP Utility District  
% Marks Richardson PC  
3700 Buffalo Speedway, Suite 830  
Houston, Texas 77098

Re: Engineer's Report

Dear Board Members:

The following is the Engineer's Report for the meeting on September 18, 2025 at 12:00 pm:

**10. Consider the engineer's report, including:**

*(a) Authorize the design, advertisement for bids and/or award of construction contracts or concurrence in the award of a contract for the construction of water, sanitary sewer or drainage facilities within the District;*

*(i) Status of design work for the Commercial Meter Replacement;*

We are preparing easement documents.

*(ii) Status of design work for the WWTP Phase II Rehabilitation project;*

Design is ongoing.

*(b) Consider status of construction contracts, including the approval of any change orders and/or acceptance of facilities for operation and maintenance purposes, including;*

*(i) Status of design work for replacement of Motor Control Center at Water Plant No. 1;*

We present color options for the CMU MCC Building.

ACTION ITEM: Select color for CMU bricks

*(c) Consider acceptance of site and/or easement conveyances for facilities constructed or to be constructed for the District;*

No updates at this time.





***(d) Status of storm water quality permits;***

- (i) Interstate Commerce Center:  
We submitted the renewal application to Harris County.
- (ii) Lents Park East:  
The next expiration date is October 17, 2025.
- (iii) Lents Park West:  
The next expiration date is October 17, 2025.
- (iv) North 45 Commerce Park:  
The next expiration date is October 20, 2025.

***(e) Status of development in the District;***

No updates at this time.

***(f) Issuance of utility commitments;***

No updates at this time.

***(g) Status of Harris County Sidewalk Project any actions required in connection therewith;***

The estimated construction start date is November 2025.

Sincerely,

Sarah A. Richard, P.E.  
District Engineer



# Protective & Marine Coatings



Bolt Brown SW 4001  
LRV 8%



Modular Tan SW 4002  
LRV 26%



Pallet Tan SW 4003  
LRV 49%



Tannery • SW 4004  
LRV 64%



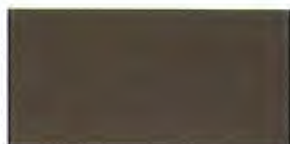
Cylinder Cream SW 4005  
LRV 74%



Lodestone SW 4006  
LRV 51%



Bronze SW 4007  
LRV 23%



Umbra SW 4008  
LRV 9%



Walnut Brown SW 4009  
LRV 3%



Pumice Stone SW 4010  
LRV 23%



Mortar SW 4011  
LRV 43%



Cirrus White SW 4012  
LRV 74%



Ballast Beige SW 4013  
LRV 65%



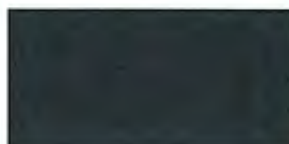
Cantilever Tan SW 4014  
LRV 48%



Torque Tan SW 4015  
LRV 35%



Corrugate Brown SW 4016  
LRV 24%



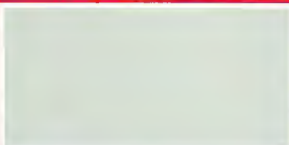
Graphite SW 4017  
LRV 5%



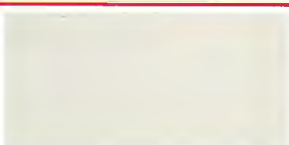
Tower Gray SW 4018  
LRV 18%



Flint Gray SW 4019  
LRV 47%



Zephyr SW 4020  
LRV 63%



Filament SW 4021  
LRV 72%



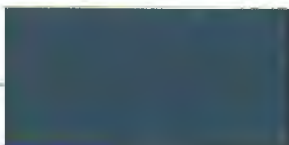
Balsam SW 4022  
LRV 62%



Olivine SW 4023  
LRV 46%



Enviro Green SW 4024  
LRV 15%



Anchor Gray SW 4025  
LRV 13%



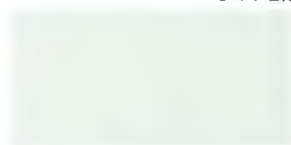
Slate Gray SW 4026  
LRV 36%



Galvano SW 4027  
LRV 58%



Gypsum ♦ SW 4028  
LRV 72%



Pillar White SW 4029  
LRV 77%



Nickel SW 4030  
LRV 47%



Structural Gray SW 4031  
LRV 24%



Vacuum Black SW 4032  
LRV 4%



Brass ♦ SW 4033  
LRV 48%



Junction Yellow • SW 4034  
LRV 69%

For INTERIORS use only with:

♦ CCE

■ EnviroToners

• CCE or EnviroToners



# District Snapshot: *data that tells a story*

Each of the following four pages offers a clear, engaging snapshot of your District - highlighting key details about its homes, residents, property values, and financial activity. This overview is designed to help you better understand the community you serve and see your unique story behind the numbers. These Dashboards are provided by **EVO**, the data analytics division of MAC.

## Page 1

### **Housing Affordability in Texas**

This page explores housing affordability by comparing median single-family home prices and income needed to qualify for a single-family home to your local Metropolitan Statistical Area (MSA). It also tracks home price trends over the past five years. Together, these insights offer a snapshot of local housing dynamics and the pressures shaping affordability today.

## Page 2

### **Resident Overview**

Get to know the people who make up your District. Age, gender, and education demographics are paired with a subdivision map to give a clear picture of the community's composition and layout. Job market data from the Texas Workforce Commission shows the mix of employment by industry and how job counts have shifted over time in your MSA.

## Page 3

### **District Value Analysis**

Take a closer look at how value is distributed and changing within your District. This page highlights overall value trends, the impact of the homestead cap on taxable values, and the types of properties that make up your District. A gradient value map shows where value is concentrated, and a distribution chart displays the number of properties within various value ranges.

## Page 4

### **Bonds and Investments**

This section provides a high-level look at your District's approach to bonds and investment management. It includes a summary of bond authorization and utilization, a timeline of outstanding debt, and a breakdown of how funds are currently invested. A revenue trend chart also illustrates how investment earnings have shifted alongside interest rate changes.

Interested in learning more? Contact the **EVO** team to explore how we can provide deeper insights tailored to your District.

#### **STRATEGIC REPORTING FOR WATER, FIRE & SPECIAL DISTRICTS**

The **EVO** family of products are powerful tools that evaluate data relating to the Property Taxes, Value, Financials, Operations and Demographics of your District to assist in making data-driven decisions and strengthening your District for many years to come.



713-331-7806

[team@municipalinfo.com](mailto:team@municipalinfo.com)

**EVOLVINGWITHEVO.COM**





## CNP Utility District

### EVO Comprehensive Financial Reporting - FY 2024



#### Housing Affordability in Texas: Why the MUD Model Continues to Work

The Texas housing market, once known for steady growth and affordability, has shifted dramatically in the last two decades. At a high level, drivers of this shift include increases in land costs and government development restrictions.

Median New Home  
Price in Houston Area\*

**\$495,274**

Income Needed  
to Qualify\*

**\$168,580**

Households Unable to  
Afford Median Price\*

**78.9%**

\*Special Study for Housing Economics- National Association of Homebuilders-March 2024

\*\*Housing Affordability in Texas by Residential Strategies, Inc. November 2024

Increases in land costs are compounded by the need for infrastructure development like water, sewer, roads and public services. MUDs play a crucial role in housing affordability in Texas. Special districts, such as MUDs, allow infrastructure and new housing communities to develop quicker than cities or counties, thus enabling local regions to have the ability to keep up with demand.

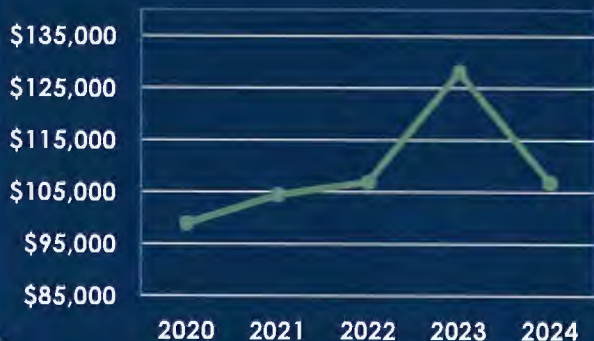
**\$111,437**

Median Value of a  
Single-Family Home in the District (2024)

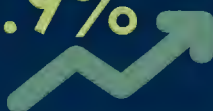
**\$37,443**

Income Needed to Qualify for a Median-Valued  
Single-Family Home in the District

Historical Average Single-Family Home  
Value within the District



**7.9%**



Increase in  
Single-Family  
Home Value from  
2020 to 2024

Continued reform of certain government regulations, streamlining approval processes, as well as expediting the permit, inspection and acceptance procedures are keys to maintaining this demand in the housing market. Additionally, continuing to highlight the benefits of MUDs can help keep housing in Texas affordable.

Single-Family Months Inventory in the Houston Area\*\*\*

**4.2**  
July 2024

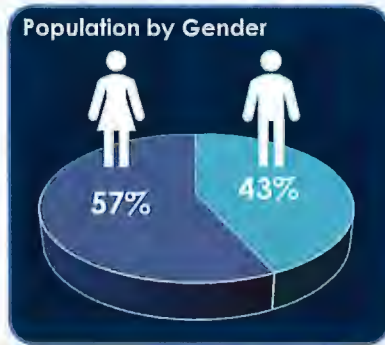
**5.5**  
July 2025

This number estimates the number of months it will take to deplete current active inventory based on the prior 12 month sales activity. This figure is representative of the single-family homes market.

\*\*\*Source: Houston Association of REALTORS



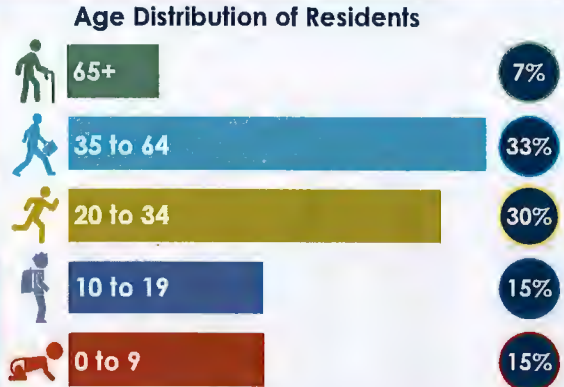
# CNP UD: Resident Overview



\*Population and Demographic information is based on the 2020 Census Data and the 2023 American Community Survey.

**9,787**  
Total Number  
of Residents

The Average Education  
Level within the District is  
**an Associate's Degree.**



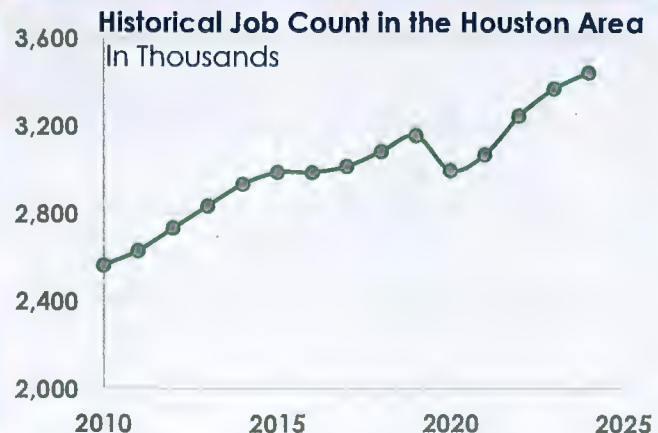
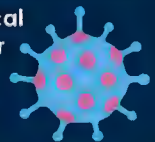
## Subdivision Map



## Job Category Distribution in the Houston Area



During the course of the pandemic, the local economy lost 375,000 jobs. By December 2024, the local economy had not only recovered all lost jobs, but had gained approximately 292,400 additional jobs.



\*Houston area job data is sourced from the Texas Workforce Commission.



# CNP UD: District Value Analysis

## Impact from Homestead Cap on Historical Value

In Millions

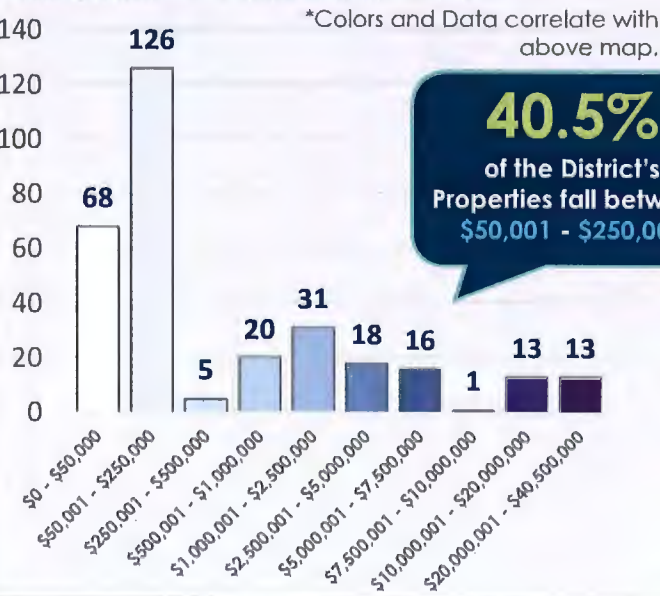
The Gulf Coast region has experienced huge growth in home value over the last 3 tax years. In Texas, a Residential Homestead is protected from appraisal value increase in excess of 10% per year. The graphs below illustrate the growth & impact of the Homestead Cap on your final Taxable Value.



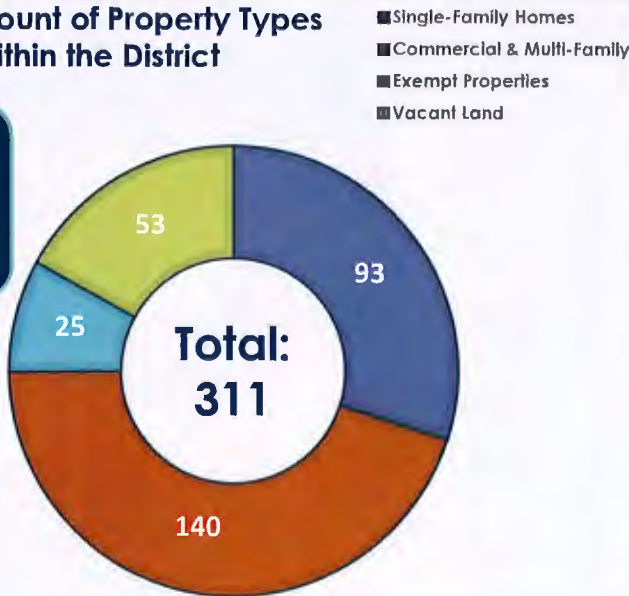
## 2024 Appraised Value by Parcel



## Distribution of Value within District



## Count of Property Types within the District



# CNP UD: Bond and Investment Overview

## Bond Authorization In Millions



**67.4%**

Percent of New Money Authorization that has been Issued

This timeline represents when all of your Outstanding Bond Series will mature. The last Maturity Date is **2053**.

**1.00% - 7.00%**

Range of Outstanding Bonds' Interest Rates

**4.66% - 5.60%**

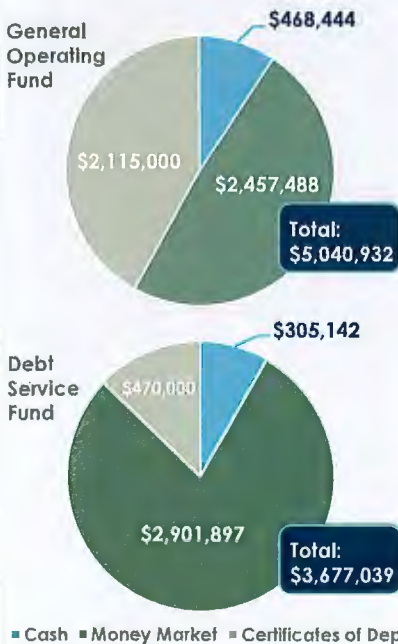
Range of Investment Interest Rates (2024 FY)



## Bonds and Investments

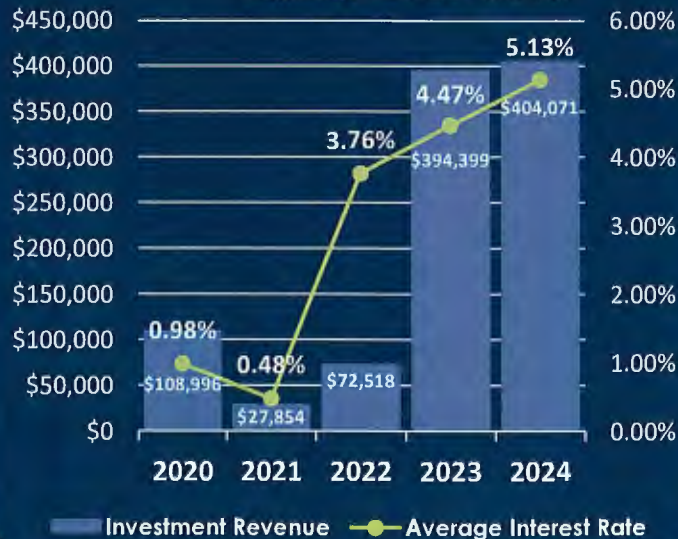
Over the last 15 years, the municipal bond industry has been able to borrow at low, tax-exempt rates typically ranging from 3-5% for new money issues and as low as 1% for refunding bonds in recent years. During that time, investment yields have been low, so there has been little risk of unspent bond proceeds earning a higher interest rate in the District's accounts. Starting in 2022, investment yields increased quickly and rose above 5%. The combination of low borrowing rates & high investment yields have created potential arbitrage liabilities.

## Allocation of Investments



## Historical Investment Revenue

Combined from GOF and DSF



2055  
2050  
2045  
2040  
2035  
2030  
2025

2024-WS&D

2021-WS&D

2018-WS&D

2016-Ref.

2015-Ref.





MUNICIPAL ACCOUNTS  
& CONSULTING, L.P.

**Bookkeeper's Report | September 18, 2025**

## **CNP Utility District**



**WEBSITE**

[www.municipalaccounts.com](http://www.municipalaccounts.com)



**ADDRESS**

1281 Brittmoore Road  
Houston, Texas 77043



**CONTACT**

Phone: 713.623.4539  
Fax: 713.629.6859



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Spotlight On Long Term Planning & Balancing Revenues

Most Districts have 2 major revenue streams that can fund District Operations. These are Water & Wastewater Revenues and M&O Property Tax Revenues. In addition, most Districts have multiple 'Other' Revenue streams that can contribute, but are usually not as significant, unless the 'Other' is extraordinary Sales Tax Revenue. For long term planning, ensuring your M&O Property Tax and Water & Wastewater revenues are covering at least 90% of your expenses is prudent. Investment revenues are unpredictable, Tap Connection revenue disappears as you are built out and Sales Tax can ebb and flow based on the economy. Fixed expenses need fixed revenues. Balancing these revenues to ensure you are covering all expenses as well as building proper reserves should be an ongoing exercise for your District.

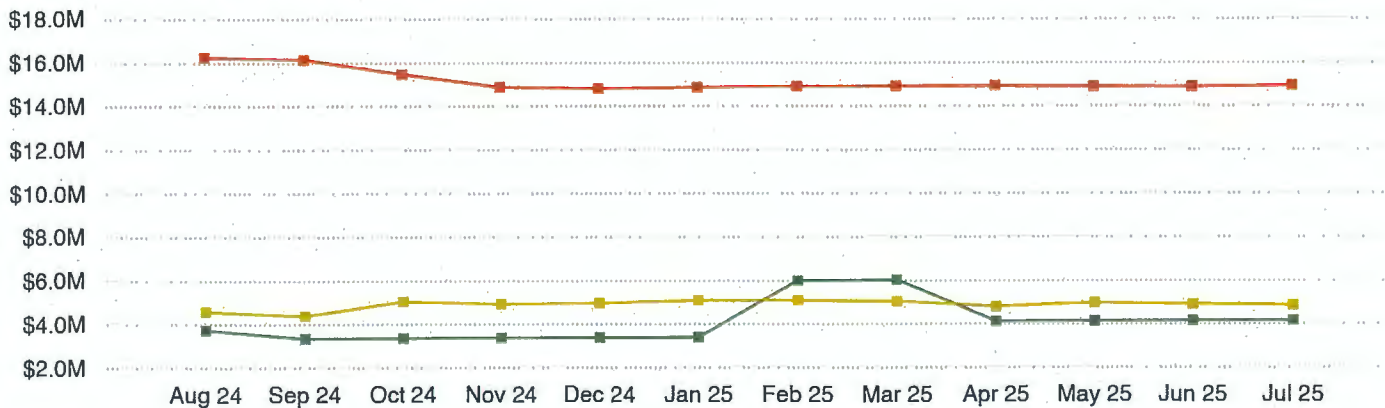


Account Balance | As of 09/18/2025

General Operating	Capital Projects	Debt Service
\$4,540,489	\$14,689,165	\$4,186,076

Total For All Accounts: \$23,415,731

Account Balance By Month | August 2024 - July 2025



# Monthly Financial Summary - General Operating Fund

CNP Utility District - GOF



## Account Balance Summary

Balance as of 08/22/2025 **\$4,472,016**

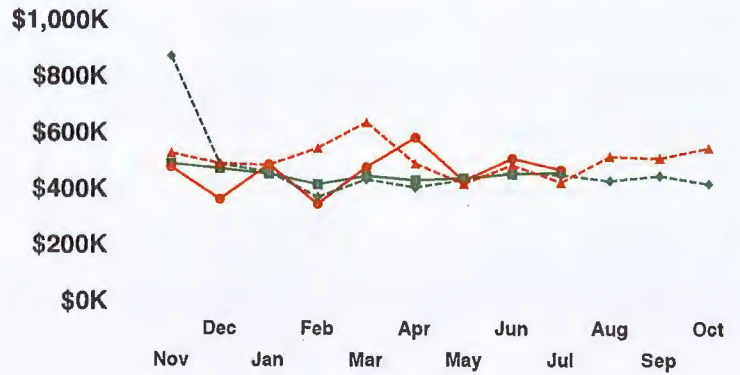
Receipts 662,845

Disbursements (594,372)

Balance as of 09/18/2025 **\$4,540,489**

## Overall Revenues & Expenditures By Month (Year to Date)

Current Year Revenues Prior Year Revenues  
Current Year Expenditures Prior Year Expenditures



## July 2025

### Revenues

Actual	Budget	Over/(Under)
\$464,989	\$589,814	(\$124,825)

### Expenditures

Actual	Budget	Over/(Under)
\$473,709	\$465,792	\$7,917

## November 2024 - July 2025 (Year to Date)

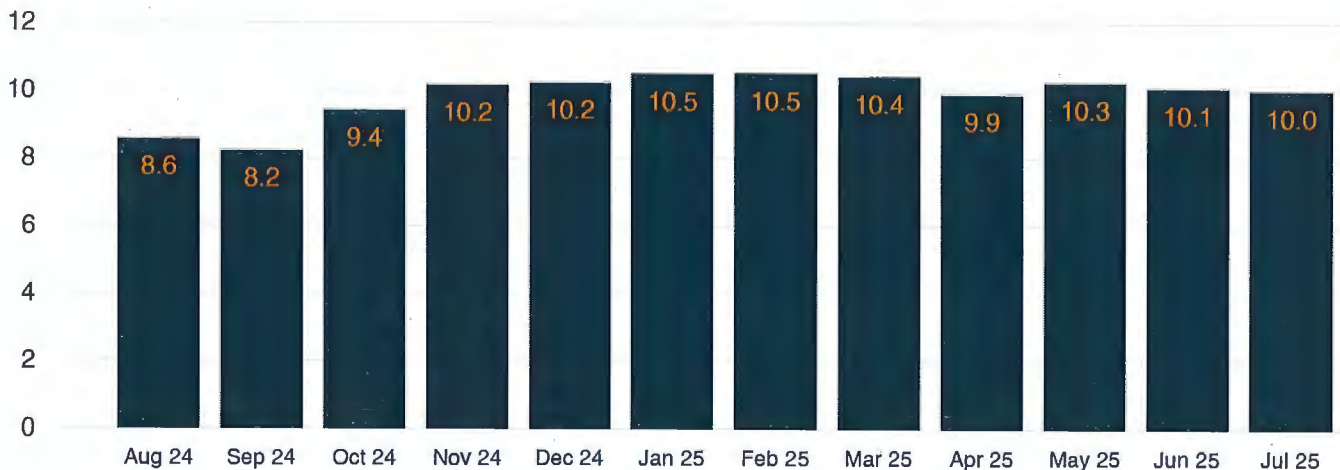
### Revenues

Actual	Budget	Over/(Under)
\$4,111,712	\$4,252,443	(\$140,730)

### Expenditures

Actual	Budget	Over/(Under)
\$4,186,620	\$4,453,399	(\$266,779)

## Operating Fund Reserve Coverage Ratio (In Months)





# Cash Flow Report - Checking Account

CNP Utility District - GOF



Number	Name	Memo	Amount	Balance
Balance as of 08/22/2025				\$48,628.48
<b>Receipts</b>				
	City of Houston - Sales Tax		56,991.74	
	Wire Transfer from Lockbox		277,255.74	
	Interest Earned on Checking		259.35	
<b>Total Receipts</b>				<b>\$334,506.83</b>
<b>Disbursements</b>				
16121	Texas State Comptroller	VOID: Unclaimed Property	0.00	
16203	AT&T.	Telephone Expense	(245.60)	
16204	CenterPoint Energy	Utilities Expense	(63.35)	
16205	Comcast	Internet Expense	(156.67)	
16206	Comcast	Internet Expense	(767.07)	
16207	North Harris County Regional Water Author	Pumpage Fees	(52,857.48)	
16208	Reliant	Utility Expense	(18,553.01)	
16209	Republic Services, Inc.	Garbage Expense	(3,124.38)	
16210	DSHS Central Lab MC2004	Laboratory Fees	(1,368.00)	
16211	Fred Bakhshi	Customer Refund	(831.18)	
16212	Christopher Cockrell	Lents family Park - Security Patrol	(2,720.00)	
16213	Donald Steward	Lents Family Park - Security Patrol	(3,720.00)	
16214	Justin Wilkerson	Lents Family Park - Security Patrol	(2,560.00)	
16215	Mark Herman	Lents Family Park - Security Patrol	(2,940.00)	
16216	Naveed Jamil	Lents Family Park - Security Patrol	(1,080.00)	
16217	A & S Engineers, Inc.	Engineering Fees	(2,222.00)	
16218	B & A Municipal Tax Services, LLC	Quarterly Sales Tax Audit	(4,000.00)	
16219	B & A Municipal Tax Services, LLC	SB2 Compliance	(375.00)	
16220	Champions Hydro-Lawn, Inc.	Maintenance & Repairs	(18,995.70)	
16221	Eastex Environmental Laboratory, Inc	Laboratory Fees	(6,159.00)	
16222	Erock ON-Site LLC	Generator Program - Energy Charges	(18,694.99)	
16223	FM 1960 Green Medians Joint Powers Board	Maintenance & Operations	(1,191.25)	
16224	Harris County Treasurer	Security Expense	(82,737.00)	
16225	Marks Richardson, P.C.	Legal Fees	(5,449.64)	
16226	Municipal Accounts & Consulting, L.P.	Bookkeeping Fees	(5,083.23)	
16227	Municipal District Services, LLC	Maintenance & Operations	(40,928.49)	
16228	PVS DX, Inc	Chemical Expense	(972.52)	
16229	Ready Maintenance LLC	Mowing Expense	(3,938.00)	
16230	Touchstone District Services	Website Hosting & Maintenance	(200.00)	
16231	Wastewater Transport Services LLC	Sludge Removal	(22,227.74)	
16232	Water Utility Services, Inc.	Chemical & Lab Expense	(11,186.25)	
16233	DSHS Central Lab MC2004	Laboratory Fees	(212.00)	
16234	Association of Water Board Directors	2026 Annual Membership Dues	(750.00)	
16235	AT&T.	Telephone Expense	0.00	
16236	CenterPoint Energy	Utility Expense	0.00	



# Cash Flow Report - Checking Account

CNP Utility District - GOF



Number	Name	Memo	Amount	Balance
<b>Disbursements</b>				
16237	Comcast	Internet Expense	0.00	
16238	Comcast	Internet Expense	0.00	
16239	North Harris County Regional Water Author	Pumpage Fees	0.00	
16240	Reliant	Utility Expense	0.00	
16241	Republic Services, Inc.	Garbage Expense	0.00	
Fees	Central Bank	Bank Service Charge	(5.00)	
HRP	HR&P	Payroll Admin Fee	(50.00)	
HRP	HR&P	Payroll Tax Liabilities	(101.40)	
Payroll	Keith Brown.	Fees of Office - 8/21/25	(215.30)	
Payroll	Ed Hudson.	Fees of Office - 8/21/25	(214.60)	
Payroll	Kirk O'Neal.	Fees of Office - 8/21/25	(220.20)	
<b>Total Disbursements</b>				<b>(\$317,116.05)</b>
<b>Balance as of 09/18/2025</b>				<b>\$66,019.26</b>

# Cash Flow Report - Lockbox Account

CNP Utility District - GOF



Number	Name	Memo	Amount	Balance
Balance as of 08/22/2025				\$33,804.22
Receipts				
	Accounts Receivable		196,103.59	
	Accounts Receivable		111,792.88	
Total Receipts				\$307,896.47
Disbursements				
Sweep	CNP Utility District - OP	Wire Transfer to Checking	(277,255.74)	
Total Disbursements				(\$277,255.74)
Balance as of 09/18/2025				\$64,444.95

# Actual vs. Budget Comparison

CNP Utility District - GOF



		July 2025			November 2024 - July 2025			
		Actual	Budget	Over/ (Under)	Actual	Budget	Over/ (Under)	Annual Budget
Revenues								
Water Revenue								
14101	Water -Customer Service Revenue	69,211	103,116	(33,905)	610,236	601,510	8,726	859,300
14102	NHCRWA Fees	117,424	207,204	(89,780)	1,002,433	1,208,690	(206,257)	1,726,700
14103	NHCRWA - Capital & Interest	47,514	47,514	0	427,624	427,624	0	570,165
14110	NHCRWA - Credit	3,016	3,016	0	27,140	27,140	0	36,187
Total Water Revenue		237,165	360,849	(123,684)	2,067,432	2,264,964	(197,532)	3,192,352
Wastewater Revenue								
14201	Wastewater-Customer Service Fee	57,958	68,360	(10,402)	515,204	485,356	29,848	683,600
14203	Grease Trap	4,800	3,924	876	42,450	35,317	7,133	47,090
Total Wastewater Revenue		62,758	72,284	(9,526)	557,654	520,673	36,981	730,690
Sales Tax Revenue								
14401	Sales Tax-COH	53,616	56,280	(2,664)	540,632	566,105	(25,473)	747,200
Total Sales Tax Revenue		53,616	56,280	(2,664)	540,632	566,105	(25,473)	747,200
Tap Connection Revenue								
14502	Inspection Fees	0	300	(300)	210	2,700	(2,490)	3,600
Total Tap Connection Revenue		0	300	(300)	210	2,700	(2,490)	3,600
Parks & Recreation Revenue								
14602	Security Patrol Revenue	76,450	75,000	1,450	648,103	675,000	(26,897)	900,000
Total Parks & Recreation Revenue		76,450	75,000	1,450	648,103	675,000	(26,897)	900,000
Administrative Revenue								
14702	Penalties & Interest	5,522	5,475	47	48,861	49,275	(414)	65,700
14703	Plan Review Fees	0	400	(400)	0	700	(700)	700
Total Administrative Revenue		5,522	5,875	(353)	48,861	49,975	(1,114)	66,400
Interest Revenue								
14801	Interest Earned on Checking	281	100	181	1,777	900	877	1,200
14802	Interest Earned on Temp. Invest	28,187	18,958	9,228	157,366	170,625	(13,259)	227,500
Total Interest Revenue		28,468	19,058	9,410	159,143	171,525	(12,382)	228,700
Other Revenue								
15801	Miscellaneous Income	1,010	167	843	89,677	1,500	88,177	2,000
Total Other Revenue		1,010	167	843	89,677	1,500	88,177	2,000
Total Revenues		464,989	589,814	(124,825)	4,111,712	4,252,443	(140,730)	5,870,942
Expenditures								
Water Service								
16101	Billing Service Fees - Water	8,546	8,025	521	72,815	72,225	590	96,300



# Actual vs. Budget Comparison

CNP Utility District - GOF



				July 2025				November 2024 - July 2025			
				Actual	Budget	Over/ (Under)	Actual	Budget	Over/ (Under)	Annual Budget	
<b>Expenditures</b>											
<b>Water Service</b>											
16103	NHCRWA - Pumpage Fee			29,752	104,532	(74,780)	372,858	609,770	(236,912)	871,100	
16104	NHCRWA - Purchase Water			74,942	48,635	26,307	498,858	797,614	(298,756)	972,700	
16105	Maintenance & Repairs - Water			10,152	48,722	(38,570)	241,484	438,499	(197,015)	584,666	
16107	Chemicals - Water			5,759	7,175	(1,416)	47,270	64,575	(17,305)	86,100	
16108	Laboratory Expense - Water			1,694	1,475	219	17,790	13,275	4,515	17,700	
16109	Mowing - Water			985	1,050	(66)	9,302	9,450	(149)	12,600	
16110	Utilities - Water			8,565	9,900	(1,335)	86,959	89,100	(2,141)	118,800	
16114	Telephone Expense - Water			196	200	(4)	1,820	1,800	20	2,400	
16115	Meter Replacement			0	0	0	14,495	0	14,495	0	
16116	Permit Expense - Water			5,500	4,208	1,292	27,521	37,875	(10,354)	50,500	
16118	Commercial Meter Testing			36,225	0	36,225	36,225	0	36,225	35,000	
<b>Total Water Service</b>				182,315	233,923	(51,607)	1,427,396	2,134,184	(706,787)	2,847,866	
<b>Wastewater Service</b>											
16201	Billing Service Fees-Wastewater			8,546	8,025	521	72,814	72,225	589	96,300	
16203	Sanitary Lift Station Exp			3,103	1,625	1,478	13,028	14,625	(1,597)	19,500	
16205	Maint & Repairs - Wastewater			15,864	17,306	(1,441)	143,569	155,750	(12,180)	207,666	
16206	Storm Water Pump Station Exp			16,075	0	16,075	16,814	0	16,814	2,500	
16207	Chemicals - Wastewater			5,980	5,208	772	42,657	46,875	(4,218)	62,500	
16208	Laboratory Fees - Wastewater			6,159	10,417	(4,258)	75,665	93,750	(18,085)	125,000	
16209	Mowing - Wastewater			985	1,025	(41)	8,420	9,225	(806)	12,300	
16210	Utilities - Wastewater			14,833	17,400	(2,567)	153,460	156,600	(3,140)	208,800	
16211	Utilities - Lift Station			14	42	(27)	123	375	(252)	500	
16212	Sludge Removal			22,228	11,625	10,603	62,241	104,625	(42,384)	139,500	
16214	Telephone Expense - Wastewater			49	55	(6)	455	495	(40)	660	
16215	Grease Trap Expense			4,312	5,000	(688)	41,826	45,000	(3,174)	60,000	
<b>Total Wastewater Service</b>				98,149	77,727	20,421	631,072	699,544	(68,473)	935,226	
<b>Garbage Service</b>											
16301	Garbage Expense			3,084	2,725	359	22,907	24,525	(1,618)	32,700	
<b>Total Garbage Service</b>				3,084	2,725	359	22,907	24,525	(1,618)	32,700	
<b>Storm Water Quality</b>											
16404	Mowing - Detention			1,010	2,108	(1,098)	14,966	19,279	(4,313)	25,604	
<b>Total Storm Water Quality</b>				1,010	2,108	(1,098)	14,966	19,279	(4,313)	25,604	
<b>Tap Connection</b>											
16502	Inspection Expense			179	3,817	(3,638)	41,702	34,350	7,352	45,800	
<b>Total Tap Connection</b>				179	3,817	(3,638)	41,702	34,350	7,352	45,800	



# Actual vs. Budget Comparison

CNP Utility District - GOF



		July 2025			November 2024 - July 2025			
		Actual	Budget	Over/ (Under)	Actual	Budget	Over/ (Under)	Annual Budget
Expenditures								
Parks & Recreation Service								
16601	Green Medians Fees	1,191	1,233	(42)	10,486	11,100	(614)	14,800
16602	Cypress Station-Assessment Fee	0	0	0	13,551	12,200	1,351	12,200
16603	Park Maintenance	41,259	25,400	15,859	308,057	228,600	79,457	304,800
16604	Park Utilities	86	42	44	1,790	375	1,415	500
Total Parks & Recreation Service		42,536	26,675	15,861	333,884	252,275	81,609	332,300
Administrative Service								
16701	Administrative Fees	30	33	(3)	422	300	122	400
16703	Legal Fees	5,593	4,750	843	49,100	42,750	6,350	57,000
16705	Auditing Fees	0	0	0	27,700	25,300	2,400	26,300
16706	Engineering Fees	3,685	7,083	(3,399)	223,353	63,750	159,603	85,000
16707	Engineering Fees - Special	199	0	199	199	2,500	(2,301)	2,500
16708	Financial Advisor Fees	0	0	0	950	950	0	950
16710	Website Expense	340	417	(77)	2,255	3,750	(1,495)	5,000
16711	Sales Tax Tracking	0	0	0	12,000	12,000	0	16,000
16712	Bookkeeping Fees	4,650	5,397	(747)	62,116	60,909	1,207	77,100
16713	Legal Notices & Other Publ.	2,855	0	2,855	2,855	0	2,855	0
16714	Printing & Office Supplies	452	500	(48)	4,380	4,500	(120)	6,000
16715	Filing Fees	19	13	6	225	113	112	150
16716	Delivery Expense	0	33	(33)	302	300	2	400
16717	Postage	229	208	20	1,548	1,875	(327)	2,500
16718	Insurance & Surety Bond	0	0	0	122,096	94,800	27,296	94,800
16719	AWBD Expense	0	0	0	750	800	(50)	800
16721	Meeting Expense	436	417	20	3,728	3,750	(22)	5,000
16722	Bank Service Charge	241	208	33	2,028	1,875	153	2,500
16723	Travel Expense	59	50	9	554	450	104	600
16727	SB/HB Compliance	375	375	0	3,375	3,375	0	4,500
16728	Record Storage Fees	284	217	67	2,631	1,950	681	2,600
16729	Sponsorships	0	0	0	0	4,200	(4,200)	4,200
16730	Consumer Confidence Report	0	0	0	9,098	9,098	0	9,500
16731	Arbitrage Fees	0	0	0	2,900	2,900	0	3,250
Total Administrative Service		19,446	19,701	(255)	534,565	342,195	192,370	407,050
Security Service								
16801	Park Security Patrol	13,020	13,917	(897)	124,420	125,250	(830)	167,000
16802	Internet - Security Cameras	904	925	(21)	11,475	8,325	3,150	11,100
16803	Security Patrol Expense	82,733	82,733	0	744,597	744,597	0	992,796
Total Security Service		96,657	97,575	(918)	880,492	878,172	2,320	1,170,896

# Actual vs. Budget Comparison

CNP Utility District - GOF



	July 2025			November 2024 - July 2025			
	Actual	Budget	Over/ (Under)	Actual	Budget	Over/ (Under)	Annual Budget
<b>Expenditures</b>							
<b>Payroll Expense</b>							
17101 Payroll Expenses	1,105	1,108	(3)	8,840	9,975	(1,135)	13,300
17102 Payroll Administration	50	50	0	450	450	0	600
17103 Payroll Tax Expense	85	83	1	676	750	(74)	1,000
<b>Total Payroll Expense</b>	<b>1,240</b>	<b>1,242</b>	<b>(2)</b>	<b>9,966</b>	<b>11,175</b>	<b>(1,209)</b>	<b>14,900</b>
<b>Other Expense</b>							
17802 Miscellaneous Expense	0	300	(300)	38	2,700	(2,662)	3,600
<b>Total Other Expense</b>	<b>0</b>	<b>300</b>	<b>(300)</b>	<b>38</b>	<b>2,700</b>	<b>(2,662)</b>	<b>3,600</b>
<b>Total Expenditures</b>	<b>444,614</b>	<b>465,792</b>	<b>(21,178)</b>	<b>3,896,987</b>	<b>4,398,399</b>	<b>(501,412)</b>	<b>5,815,942</b>
<b>Total Revenues (Expenditures)</b>	<b>20,374</b>	<b>124,021</b>	<b>(103,647)</b>	<b>214,726</b>	<b>(145,956)</b>	<b>360,682</b>	<b>55,000</b>
<b>Other Expenditures</b>							
<b>Capital Outlay</b>							
17901 Capital Outlay	29,095	0	29,095	289,633	55,000	234,633	55,000
<b>Total Capital Outlay</b>	<b>29,095</b>	<b>0</b>	<b>29,095</b>	<b>289,633</b>	<b>55,000</b>	<b>234,633</b>	<b>55,000</b>
<b>Total Other Expenditures</b>	<b>29,095</b>	<b>0</b>	<b>29,095</b>	<b>289,633</b>	<b>55,000</b>	<b>234,633</b>	<b>55,000</b>
<b>Total Other Revenues (Expenditures)</b>	<b>(29,095)</b>	<b>0</b>	<b>(29,095)</b>	<b>(289,633)</b>	<b>(55,000)</b>	<b>(234,633)</b>	<b>(55,000)</b>
<b>Excess Revenues (Expenditures)</b>	<b>(8,721)</b>	<b>124,021</b>	<b>(132,742)</b>	<b>(74,907)</b>	<b>(200,956)</b>	<b>126,049</b>	<b>0</b>

## Park Expenses

CNP Utility District

November 2024 - October 2025

	<u>August</u>	<u>Budget</u>	<u>\$ Over Budget</u>	<u>Nov 24 - Aug 25</u>	<u>YTD Budget</u>	<u>\$ Over Budget</u>	<u>Annual Budget</u>
Expense							
16603 · Park Maintenance	28,793	25,400	3,393	336,850	254,000	82,850	304,800
16801 · Park Security Patrol	16,340	13,917	2,423	140,760	139,167	1,593	167,000
16604 · Park Utilities	87	42	44	1,877	417	1,460	500
Total Expense	45,220	39,359	5,860	479,487	393,584	85,903	472,300

	<u>September</u>	<u>Budget</u>	<u>\$ Over Budget</u>	<u>Nov 24 - Sept 25</u>	<u>YTD Budget</u>	<u>\$ Over Budget</u>	<u>Annual Budget</u>
Expense							
16603 · Park Maintenance	12,250	25,400	(13,150)	349,100	279,400	69,700	304,800
16801 · Park Security Patrol	13,020	13,917	(897)	153,780	153,083	697	167,000
16604 · Park Utilities	0	42	(42)	1,877	458	1,419	500
Total Expense	25,270	39,359	(14,089)	504,757	432,941	71,816	472,300



## Patrol Detail History

CNP Utility District

Total Hours Worked													
Year	January	February	March	April	May	June	July	August	September	October	November	December	Total
2011	0	0	0	0	0	0	0	0	0	202	312	320	834
2012	382	320	320	410	320	385	319	307	398	320	305	400	4,196
2013	315	399	311	320	318	341	479	382	402	313	392	305	4,277
2014	324	397	392	248	322	403	328	383	348	330	411	328	4,214
2015	324	379	312	324	401	240	400	394	322	315	395	332	4,138
2016	413	332	327	405	320	330	411	350	316	403	327	332	4,266
2017	404	320	328	393	328	329	408	329	386	329	323	408	4,285
2018	332	331	331	326	415	486	263	336	403	347	325	316	4,211
2019	391	405	331	333	321	417	391	260	405	336	380	332	4,302
2020	336	408	379	392	414	392	329	340	418	339	411	342	4,500
2021	423	339	343	342	416	257	421	420	339	412	344	344	4,400
2022	426	338	341	420	351	349	431	337	349	435	349	357	4,483
2023	426	351	344	433	336	329	405	321	388	334	338	396	4,401
2024	334	329	398	307	329	334	409	341	413	407	325	330	4,256
2025	410	337	336	317	409	336	423	336					2,904

Total Amount													
Year	January	February	March	April	May	June	July	August	September	October	November	December	Total
2011	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$7,360	\$11,430	\$12,170	\$30,960
2012	14,545	12,180	12,140	15,635	12,220	15,095	12,070	11,615	15,080	12,185	11,515	15,130	\$159,410
2013	11,870	15,165	11,840	12,240	12,300	13,260	18,645	14,050	16,390	12,140	15,240	11,775	\$164,915
2014	12,500	15,360	15,155	9,595	12,450	15,585	12,700	14,860	13,425	12,765	15,915	12,660	\$162,970
2015	12,535	14,750	12,080	12,540	15,560	9,275	15,505	15,265	12,465	12,195	15,650	12,840	\$160,660
2016	16,005	12,860	12,660	15,725	12,390	12,800	15,910	13,210	12,295	15,655	12,685	12,880	\$165,075
2017	15,690	12,440	12,695	15,305	12,720	12,755	15,855	12,860	14,950	12,770	12,545	15,825	\$166,410
2018	12,860	12,785	12,835	12,635	16,075	18,855	10,100	12,995	15,610	13,445	12,610	12,220	\$163,025
2019	15,190	15,750	12,845	12,915	12,775	15,650	15,150	10,045	15,735	13,015	14,795	12,870	\$166,735
2020	13,020	15,855	14,620	7,430	16,045	15,215	12,735	13,160	16,205	13,125	15,925	13,230	\$166,565
2021	16,380	13,125	13,260	13,245	16,130	9,905	16,310	16,275	13,125	15,995	13,300	13,300	\$170,350
2022	16,485	13,090	13,195	16,275	13,545	13,475	16,665	12,955	13,475	16,800	13,475	13,775	\$173,210
2023	16,485	13,530	13,300	16,730	13,020	12,775	15,750	12,485	15,125	12,935	13,090	15,420	\$170,645
2024	12,950	12,775	15,505	12,705	12,775	12,950	15,885	13,195	16,030	15,820	12,555	12,790	\$165,935
2025	15,925	13,055	13,020	12,275	15,880	13,020	16,340	13,020					\$112,535

# Balance Sheet as of 07/31/2025

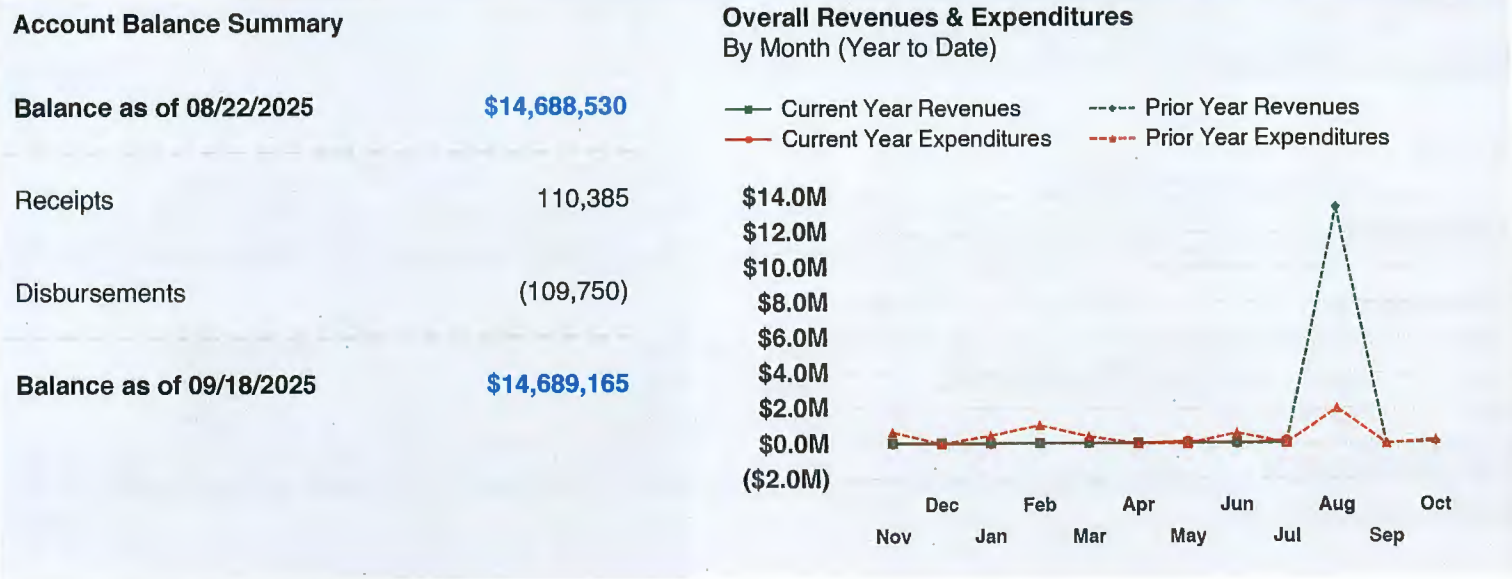
CNP Utility District - GOF



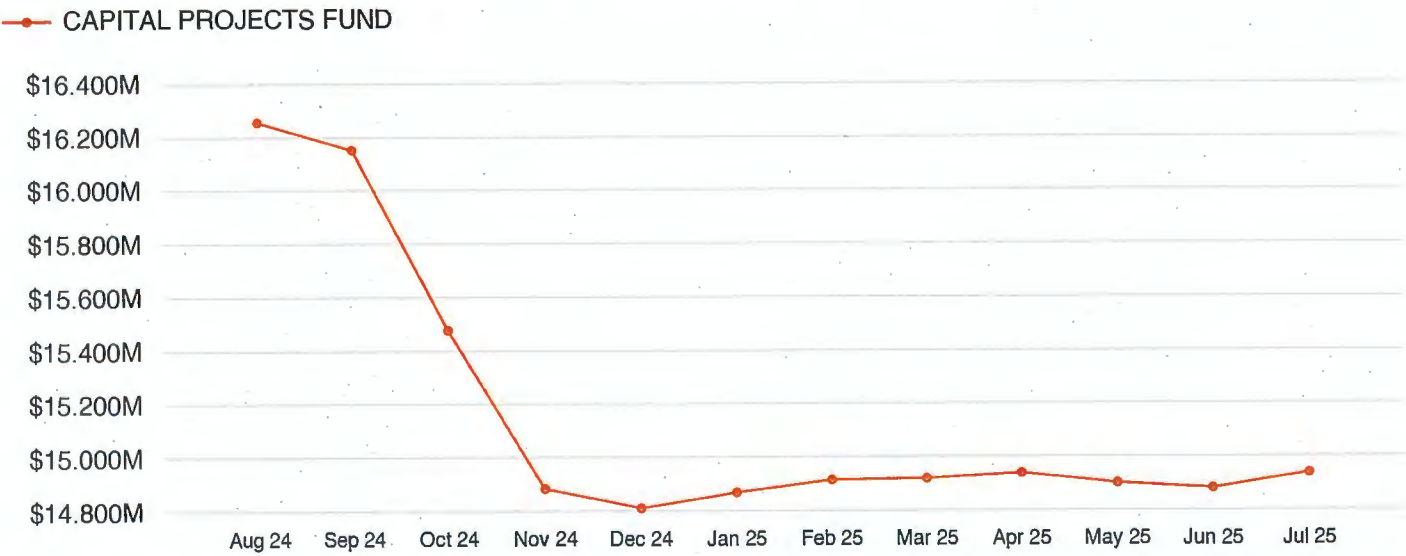
<b>Assets</b>	
Bank	
11101 Cash in Bank	\$441,756
11102 Lockbox	33,804
Total Bank	<u>\$475,560</u>
Investments	
11201 Time Deposits	\$4,384,931
Total Investments	<u>\$4,384,931</u>
Receivables	
11301 Accounts Receivable	\$682,333
11305 Accrued Interest	36,443
11306 Due From City of Houston-SalesT	123,106
11308 Due From Others	7,789
Total Receivables	<u>\$849,670</u>
Reserves	
11601 FM 1960 Joint Powers - Reserve	\$2,100
Total Reserves	<u>\$2,100</u>
<b>Total Assets</b>	<u><u>\$5,712,262</u></u>
<b>Liabilities &amp; Equity</b>	
Liabilities	
Accounts Payable	
12101 Accounts Payable	\$158,050
Total Accounts Payable	<u>\$158,050</u>
Other Current Liabilities	
12203 Due To Other Districts	\$28,875
Total Other Current Liabilities	<u>\$28,875</u>
Deposits	
12601 Customer Meter Deposits	\$536,658
Total Deposits	<u>\$536,658</u>
<b>Total Liabilities</b>	<u>\$723,583</u>
Equity	
Unassigned Fund Balance	
13101 Unassigned Fund Balance	\$5,063,586
Total Unassigned Fund Balance	<u>\$5,063,586</u>
Net Income	(\$74,907)
<b>Total Equity</b>	<u>\$4,988,678</u>
<b>Total Liabilities &amp; Equity</b>	<u><u>\$5,712,262</u></u>

# Monthly Financial Summary - Capital Projects Fund

CNP Utility District - CPF



## Account Balance By Month | August 2024 - July 2025



# Cash Flow Report - Checking Account

CNP Utility District - CPF



Number	Name	Memo	Amount	Balance
Balance as of 08/22/2025				\$490.00
<b>Receipts</b>				
	Transfer from Money Market		54,879.97	
<b>Total Receipts</b>				<b>\$54,879.97</b>
<b>Disbursements</b>				
1659	A & S Engineers, Inc.	Engineering Fees	(54,089.90)	
1660	Municipal Accounts & Consulting, L.P.	Update CPF Analysis	(775.07)	
Fees	Central Bank	Bank Service Charge	(5.00)	
<b>Total Disbursements</b>				<b>(\$54,869.97)</b>
Balance as of 09/18/2025				\$500.00



# District Debt Summary as of 09/18/2025

CNP Utility District - DSF



		WATER, SEWER, DRAINAGE	PARK/ROAD/OTHER	REFUNDING
<b>Total \$ Authorized</b>		<b>Authorized</b>	<b>Authorized</b>	<b>Authorized</b>
\$102.76M		\$92.76M	\$10.00M	\$32.00M
<b>Total \$ Issued</b>		<b>Issued</b>	<b>Issued</b>	<b>Issued</b>
\$69.24M		\$65.26M	\$3.98M	\$9.93M
<b>Yrs to Mat</b>	<b>Rating</b>	<b>\$ Available To Issue</b>	<b>\$ Available To Issue</b>	<b>\$ Available To Issue</b>
27	AA	\$27.50M	\$6.02M	\$22.07M

\*Actual 'Outstanding' Refunding Bonds issued below may differ from the 'Issued' total above pursuant to Chapter 1207, Texas Government Code.

## Outstanding Debt Breakdown

Series Issued	Original Bonds Issued	Maturity Date	Principal Outstanding
2024 - WS&D	\$14,000,000	2053	\$14,000,000
2021 - WS&D	\$8,305,000	2049	\$8,305,000
2018 - WS&D	\$11,940,000	2045	\$11,940,000
2016 - Refunding	\$9,995,000	2036	\$6,795,000
2015 - Refunding	\$6,315,000	2035	\$885,000
<b>Total</b>	<b>\$50,555,000</b>		<b>\$41,925,000</b>

# District Debt Schedule

CNP Utility District - DSF



Paying Agent	Series	Principal	Interest	Total
Bank of New York	2024 - WS&D	\$0.00	\$294,750.00	\$294,750.00
Bank of New York	2021 - WS&D	\$0.00	\$72,006.25	\$72,006.25
Amegy Bank of Texas	2018 - WS&D	\$0.00	\$206,346.89	\$206,346.89
Amegy Bank of Texas	2016 - Refunding	\$0.00	\$90,625.00	\$90,625.00
Amegy Bank of Texas	2015 - Refunding	\$0.00	\$17,700.00	\$17,700.00
<b>Total Due 10/01/2025</b>		<b>\$0.00</b>	<b>\$681,428.14</b>	<b>\$681,428.14</b>

Paying Agent	Series	Principal	Interest	Total
Bank of New York	2024 - WS&D	\$0.00	\$294,750.00	\$294,750.00
Bank of New York	2021 - WS&D	\$250,000.00	\$72,006.25	\$322,006.25
Amegy Bank of Texas	2018 - WS&D	\$290,000.00	\$206,346.88	\$496,346.88
Amegy Bank of Texas	2016 - Refunding	\$540,000.00	\$90,625.00	\$630,625.00
Amegy Bank of Texas	2015 - Refunding	\$70,000.00	\$17,700.00	\$87,700.00
<b>Total Due 04/01/2026</b>		<b>\$1,150,000.00</b>	<b>\$681,428.13</b>	<b>\$1,831,428.13</b>

# Investment Profile as of 09/18/2025

CNP Utility District

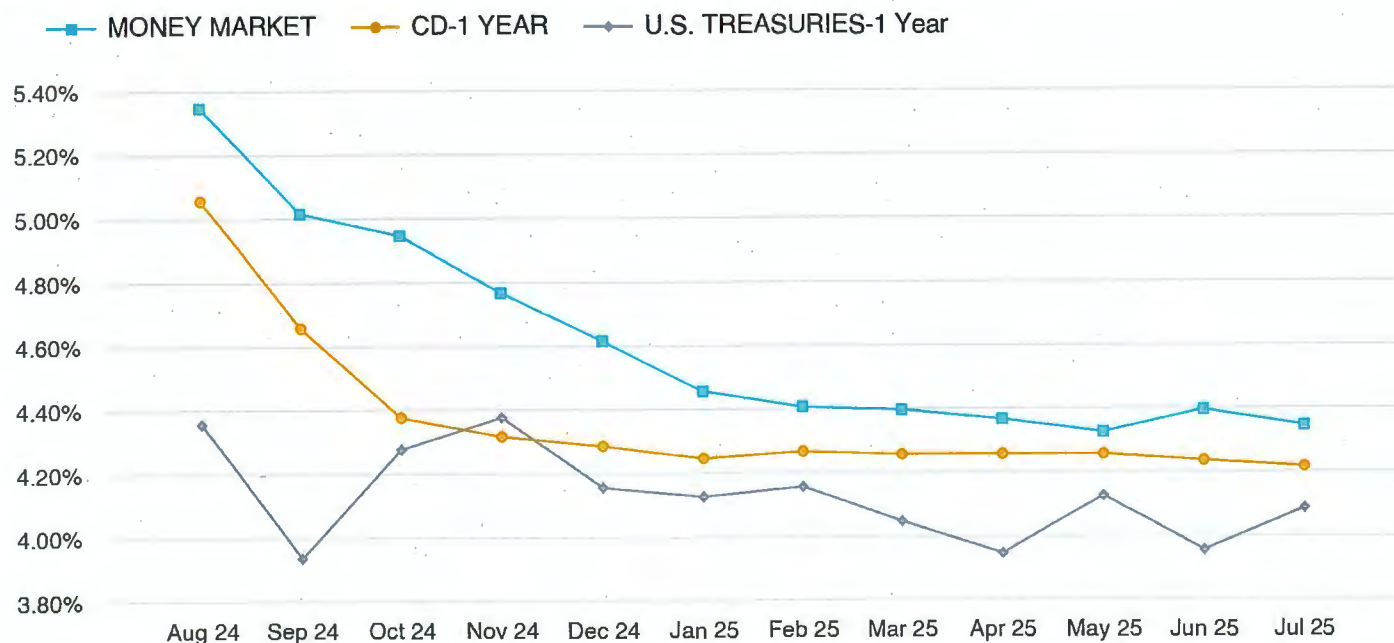


General Operating Fund	Capital Projects Fund	Debt Service Fund	Other Funds
<b>Funds Available to Invest</b> \$4,540,489	<b>Funds Available to Invest</b> \$14,689,165	<b>Funds Available to Invest</b> \$4,186,076	<b>Funds Available to Invest</b> N/A
<b>Funds Invested</b> \$4,410,025	<b>Funds Invested</b> \$14,688,665	<b>Funds Invested</b> \$4,186,076	<b>Funds Invested</b> N/A
<b>Percent Invested</b> 97%	<b>Percent Invested</b> 99%	<b>Percent Invested</b> 100%	<b>Percent Invested</b> N/A

Term	Money Market	Term	Certificate of Deposit	Term	U.S. Treasuries
On Demand	4.37%	180 Days	4.23%	180 Days	3.86%
		270 Days	4.11%	270 Days	3.86%
		1 Yr	4.10%	1 Yr	3.62%
		13 Mo	2.46%	13 Mo	N/A
		18 Mo	3.45%	18 Mo	3.62%
		2 Yr	2.46%	2 Yr	3.48%

\*Rates are based on the most current quoted rates and are subject to change daily.

## Investment Rates Over Time (By Month) | August 2024 - July 2025





# Account Balance as of 09/18/2025

## CNP Utility District - Investment Detail



### FUND: General Operating

Financial Institution (Acct Number)	Issue Date	Maturity Date	Interest Rate	Account Balance	Notes
<b>Certificates of Deposit</b>					
VERITEX COMMUNITY BANK (XXXX0247)	11/11/2024	10/07/2025	4.55%	235,000.00	
SOUTH STAR BANK (XXXX0345)	06/06/2025	12/03/2025	4.18%	235,000.00	
SOUTHSTATE BANK (XXXX9115)	04/05/2025	01/02/2026	4.17%	235,000.00	
SUSSER BANK (XXXX8576)	01/27/2025	01/27/2026	4.00%	240,000.00	
FRONTIER BANK (XXXX1829)	05/30/2025	05/30/2026	4.25%	235,000.00	
PLAINS STATE BANK (XXXX8591)	06/23/2025	06/23/2026	4.00%	235,000.00	
THIRD COAST BANK, SSB (XXXX2163)	07/14/2025	07/14/2026	4.15%	235,000.00	
WALLIS BANK (XXXX8331)	07/27/2025	07/27/2026	4.15%	235,000.00	
<b>Money Market Funds</b>					
TEXAS CLASS (XXXX0001)	05/05/2016		4.41%	2,525,025.07	
<b>Checking Account(s)</b>					
CENTRAL BANK - CHECKING (XXXX4781)			0.00%	64,444.95	Lockbox
CENTRAL BANK - CHECKING (XXXX0194)			0.00%	66,019.26	Checking Account
<b>Totals for General Operating Fund</b>				<b>\$4,540,489.28</b>	

### FUND: Capital Projects

Financial Institution (Acct Number)	Issue Date	Maturity Date	Interest Rate	Account Balance	Notes
<b>Money Market Funds</b>					
TEXAS CLASS (XXXX0004)	03/19/2021		4.41%	1,725,195.54	Series 2021
TEXAS CLASS (XXXX0005)	08/07/2024		4.41%	12,963,469.89	Series 2024 WSD
<b>Checking Account(s)</b>					
CENTRAL BANK - CHECKING (XXXX0178)			0.00%	500.00	Checking Account
<b>Totals for Capital Projects Fund</b>				<b>\$14,689,165.43</b>	

### FUND: Debt Service

Financial Institution (Acct Number)	Issue Date	Maturity Date	Interest Rate	Account Balance	Notes
<b>Certificates of Deposit</b>					
VERITEX COMM. BANK - DEBT (XXXX5907)	09/13/2025	03/12/2026	4.15%	235,000.00	
SUSSER-DEBT (XXXX9267)	06/23/2025	03/20/2026	4.31%	235,000.00	
WALLIS BANK-DEBT (XXXX4774)	06/23/2025	03/23/2026	4.30%	235,000.00	
<b>Money Market Funds</b>					
TEXAS CLASS (XXXX0002)	05/05/2016		4.41%	3,481,076.31	
<b>Totals for Debt Service Fund</b>				<b>\$4,186,076.31</b>	

Grand Total for CNP Utility District :

**\$23,415,731.02**



# Capital Projects Fund Breakdown

CNP UD  
9/18/2025

## Balances by Bond Series

Bond Proceeds - Series 2021	1,725,695.54
Bond Proceeds - Series 2024	12,963,469.89
<b>Total Cash Balance</b>	<b><u><u>\$14,689,165.43</u></u></b>

## Remaining Costs/Surplus By Bond Series

Remaining Costs - Series 2021	1,070,901.37
Remaining Costs - Series 2024	12,239,175.00
<b>Total Amount in Remaining Costs</b>	<b><u><u>\$13,310,076.37</u></u></b>
Surplus & Interest - Series 2021	654,708.16
Surplus & Interest - Series 2024	724,380.90
<b>Total Surplus &amp; Interest Balance</b>	<b><u><u>\$1,379,089.06</u></u></b>
<b>Total Remaining Costs/Surplus</b>	<b><u><u>\$14,689,165.43</u></u></b>

# Cost Comparison - \$8,305,000 - Series 2021

CNP UD

	USE OF PROCEEDS	ACTUAL COSTS	REMAINING COSTS	VARIANCE (OVER)/UNDER
<b>CONSTRUCTION COSTS</b>				
<b>Developer Items</b>				
Prologis waterline and force main extension	\$189,574.00	\$189,574	\$0	\$0
Prologis waterline and detention pond	340,247.00	340,247	0	0
ICC Phase II drainage improvements	115,062.00	115,062	0	(0.37)
North 45 Commerce Park	358,757.00	358,757	0	0
Engineering and materials testing	238,420.00	238,420	0	0
<b>Subtotal Developer Items</b>	<b>\$1,242,060.00</b>	<b>\$1,242,060.37</b>	<b>\$0.00</b>	<b>(\$0.37)</b>
<b>District Items</b>				
WWTP & WP SCADA System Replacement	\$600,000	\$600,000	\$0	\$0
GST Recoating	\$583,000	320,920	0	262,080
WP #1 Recoating	\$288,000	288,000	0	0
WP #1 Motor Control Center Replacement	\$683,000	0	683,000	0
WP #2 Improvements	\$137,000	0	0	137,000
WWTP Improvements - PH 2	\$1,713,750	1,713,750	0	0
Contingencies	\$400,400	410,400	0	(10,000)
Engineering	\$749,395	639,592	109,803	0
Detention Pond Land Acquisition Costs	\$1,057,546	767,065	0	290,481
<b>Subtotal District Items</b>	<b>\$6,212,091</b>	<b>\$4,739,726.98</b>	<b>\$792,802.96</b>	<b>\$679,561.06</b>
<b>TOTAL CONSTRUCTION COSTS</b>	<b>\$7,454,151</b>	<b>\$5,981,787.35</b>	<b>\$792,802.96</b>	<b>\$679,560.69</b>
<b>NON-CONSTRUCTION COSTS</b>				
Legal Fees	\$217,625	217,625	\$0	(\$0.06)
Financial Advisor Fees	\$166,100	166,100	0	0
Developer Interest	\$83,896	40,000	0	43,896.00
Bond Discount	\$249,150	133,313	0	115,837.14
Bond Issuance Costs	\$45,010	52,445	0	(7,434.51)
Bond Application Report Costs	\$60,000	60,000	0	0
Attorney General Fee	\$8,305	8,305	0	0
Commission Bond Issuance Fee	\$20,763	20,763	0	0.50
Surplus Funds - (SCADA Project)		380,000	0	(380,000)
Surplus Funds - WWTP Phase 2		115,831	0	(115,831)
<b>Series 2021 - Potential Arbitrage Liability</b>	<b>\$0</b>	<b>\$0</b>	<b>278,098</b>	<b>(278,098)</b>
<b>TOTAL NON-CONSTRUCTION COSTS</b>	<b>\$850,849</b>	<b>\$1,194,380.93</b>	<b>\$278,098.41</b>	<b>-\$621,630.34</b>
<b>TOTAL BOND ISSUE REQUIREMENT</b>	<b>\$8,305,000</b>	<b>\$7,176,168.28</b>	<b>\$1,070,901.37</b>	<b>\$57,930.35</b>
Interest Earned				\$596,777.81
Total Surplus & Interest				\$654,708.16
Total Remaining Funds				<b>\$1,725,609.53</b>

# Cost Comparison - \$14,000,000 - Series 2024

CNP UD

	USE OF PROCEEDS	ACTUAL COSTS	REMAINING COSTS	VARIANCE (OVER)/UNDER
<b>CONSTRUCTION COSTS</b>				
Developer Items				
Water line Extension for Alliance North Business Park	\$555,242.00	\$555,242.44	\$0.00	(\$0.44)
Engineering	184,132.00	184,132.24	0.00	(0.24)
<b>Subtotal Developer Items</b>	<b>\$739,374.00</b>	<b>\$739,374.68</b>	<b>\$0.00</b>	<b>(\$0.68)</b>
District Items				
Wastewater Treatment Plant Rehabilitation, Phase 2	\$6,972,000.00	\$0.00	\$6,972,000.00	\$0.00
Commercial water meter replacement	1,182,000.00	0.00	1,182,000.00	0.00
Wastewater treatment plant sand filter rehabilitation	890,000.00	693,825.00	196,175.00	0.00
Water plant booster pump column replacement	240,000.00	240,000.00	0.00	0.00
Contingencies	1,631,000.00	0.00	1,631,000.00	0.00
Engineering	2,258,000.00	0.00	2,258,000.00	0.00
Less Surplus Funds Available - WWTP Imp Ph 2 (S 2021)	(1,885,150.00)	(1,885,150.00)		
<b>Subtotal District Items</b>	<b>\$11,287,850.00</b>	<b>(\$951,325.00)</b>	<b>\$12,239,175.00</b>	<b>\$0.00</b>
<b>TOTAL CONSTRUCTION COSTS</b>	<b>\$12,027,224.00</b>	<b>(\$211,950.32)</b>	<b>\$12,239,175.00</b>	<b>(\$0.68)</b>
<b>NON-CONSTRUCTION COSTS</b>				
Legal Fees	\$360,000.00	\$360,000.00	\$0.00	\$0.00
Fiscal Agent Fees	280,000.00	280,000.00	0.00	0.00
Capitalized Interest	735,000.00	589,500.00	0.00	145,500.00
Developer Interest	48,669.00	42,022.64	0.00	6,646.36
Bond Discount	420,000.00	420,000.00	0.00	0.00
Bond Issuance Expenses	34,607.00	55,320.15	0.00	(20,713.15)
Attorney General Fee	9,500.00	9,500.00	0.00	0.00
TCEQ Bond Issuance Fee	35,000.00	35,000.00	0.00	0.00
Bond Application Report Cost	50,000.00	50,000.00	0.00	0.00
<b>TOTAL NON-CONSTRUCTION COSTS</b>	<b>\$1,972,776.00</b>	<b>\$1,841,342.79</b>	<b>\$0.00</b>	<b>\$131,433.21</b>
<b>TOTAL BOND ISSUE REQUIREMENT</b>	<b>\$14,000,000.00</b>	<b>\$1,629,392.47</b>	<b>\$12,239,175.00</b>	<b>\$131,432.53</b>
Interest Earned				\$592,948.37
Total Surplus & Interest				\$724,380.90
Total Remaining Funds				<b>\$12,963,555.90</b>

# Cash Flow Forecast

CNP Utility District

	10/25	10/26	10/27	10/28	10/29
% Change in Water Rate		1.00%	1.00%	1.00%	1.00%
% Change in Wastewater Rate		3.00%	3.00%	3.00%	3.00%
% Change in WHCRWA		10.00%	10.00%	10.00%	10.00%
% Change in Expenses		5.00%	5.00%	5.00%	5.00%
<b>Beginning Cash Balance 10/31/24</b>	<b>\$5,135,562</b>	<b>\$6,280,018</b>	<b>\$6,329,141</b>	<b>\$6,377,782</b>	<b>\$6,428,047</b>
<b>Revenues</b>					
Water Revenue	859,300	885,079	911,631	938,980	967,150
Wastewater Revenue	683,600	704,108	725,231	746,988	769,398
NHCRWA Revenue	2,333,052	2,566,357	2,822,993	3,105,292	3,415,821
Sales Tax - COH	747,200	747,200	747,200	747,200	747,200
Tap & Inspection Revenue	3,600	0	0	0	0
Security Patrol Revenue	900,000	945,000	992,250	1,041,863	1,093,956
Other	344,190	361,400	379,469	398,443	418,365
<b>Total Revenues</b>	<b>\$5,870,942</b>	<b>\$6,209,144</b>	<b>\$6,578,775</b>	<b>\$6,978,766</b>	<b>\$7,411,890</b>
<b>Expenses</b>					
Purchase Water	\$972,700	\$982,427	\$992,251	\$1,002,174	\$1,012,196
NHCRWA	1,843,800	2,028,180	2,230,998	2,454,098	2,699,508
Security Patrol Expense	992,796	1,042,436	1,094,558	1,149,285	1,206,750
Other Expenses	2,006,646	2,106,978	2,212,327	2,322,944	2,439,091
<b>Total Expenses</b>	<b>\$5,815,942</b>	<b>\$6,160,021</b>	<b>\$6,530,134</b>	<b>\$6,928,501</b>	<b>\$7,357,544</b>
Net Surplus	\$55,000	\$49,123	\$48,641	\$50,266	\$54,346
<b>Capital Outlay</b>					
Capital Outlay	\$289,633	\$0	\$0	\$0	\$0
<b>Total Capital Outlay</b>	<b>\$289,633</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>
Construction Surplus	\$1,379,089	\$0	\$0	\$0	\$0
<b>Ending Cash Balance</b>	<b>\$6,280,018</b>	<b>\$6,329,141</b>	<b>\$6,377,782</b>	<b>\$6,428,047</b>	<b>\$6,482,393</b>
<b>Operating Reserve % of Exp</b>					
Percentage	108%	103%	98%	93%	88%
Number of Months	13	12	12	11	11
<b>Bond Authority</b>					

Remaining Bonding Capacity - \$27,500,000

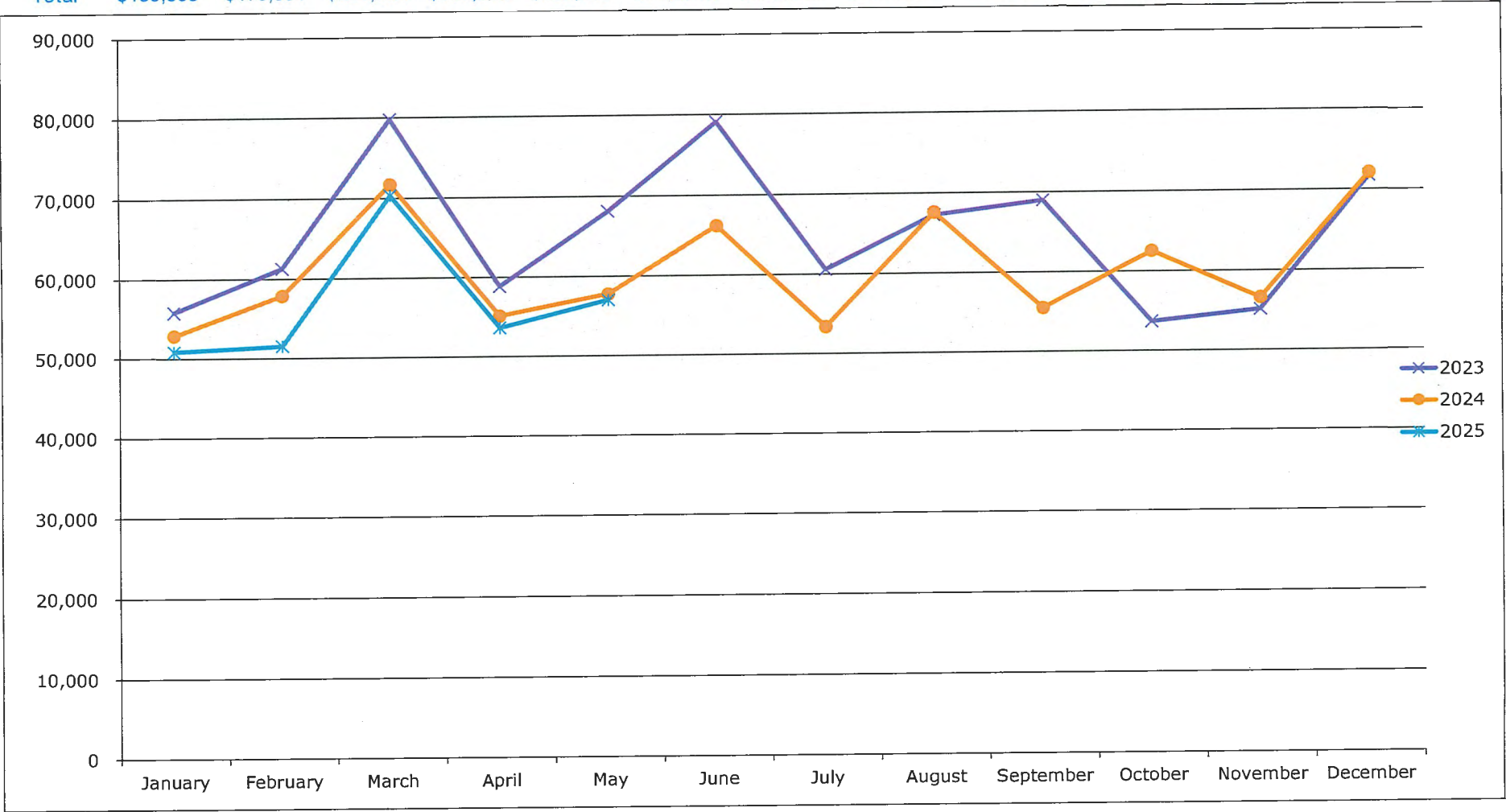
Maintenance Tax Rate Cap - N/A



# Sales Tax Revenue History

CNP Utility District

Year	January	February	March	April	May	June	July	August	September	October	November	December	Total
2023	55,775	61,269	79,783	58,797	68,115	79,090	60,562	67,275	68,963	53,660	55,118	71,718	\$780,124
2024	52,881	57,843	71,692	55,102	57,764	66,174	53,364	67,618	55,489	62,530	56,593	72,091	\$729,140
2025	50,850	51,518	70,327	53,616	56,991								\$283,302
Total	\$159,505	\$170,631	\$221,801	\$167,515	\$182,870	\$145,263	\$113,926	\$134,893	\$124,452	\$116,191	\$111,710	\$143,809	\$1,792,567



# 2026 AWBD Midwinter Conference

CNP UD

Friday, January 23 - Saturday, January 24, 2026

Marriott Marquis, Houston, TX

Director	Registration			Prior Conference Expenses
Name	Attending	Online	Paid	Paid
Renee S. Granberry				N/A
Kirk O'Neal				N/A
Keith Brown				N/A
Ed Hudson				N/A
Gregory Koch				N/A

## Note

Register on-line [www.awbd-tx.org](http://www.awbd-tx.org) (For log in assistance, contact Taylor Cavnar: [tcavnar@awbd-tx.org](mailto:tcavnar@awbd-tx.org))

This page only confirms registration for the conference, not hotel registrations.

All hotel reservations are the sole responsibility of each attendee.

Your conference registration confirmation will contain a housing reservation request web link.

The link will require the registration number from your conference registration before you can reserve a room.

All requests for an advance of funds must be sent via email to the bookkeeper within 30 days of conference.

## Registration Dates

Early Registration:	Begins	8/6/2025	\$390
Regular Registration:	Begins	8/28/2025	\$440
Late Registration	Begins	12/11/2025	\$540

## Cancellation Policy

All cancellations must be made in writing.

A \$50.00 administrative fee is assessed for each conference registration cancelled on or before 12/10/25.

There will be no refunds after 12/10/25.

## Housing Information

Hotel reservations are only available to attendees who are registered with AWBD-TX for the Conference.

If you have questions, please call Taylor Cavnar at (281) 350-7090.



MUNICIPAL ACCOUNTS  
& CONSULTING, L.P.

## CNP Utility District

### Quarterly Investment Inventory Report Period Ending July 31, 2025

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#### BOARD OF DIRECTORS CNP Utility District

Attached is the Quarterly Investment Inventory Report for the  
Period ending July 31, 2025.

This report and the District's investment portfolio are in compliance with the  
investment strategies expressed in the District's investment policy, and the  
Public Funds Investment Act.

I, hereby certify that, pursuant to Senate Bill 253 and in connection with the  
preparation of the investment report, I have reviewed the divestment lists  
prepared and maintained by the Texas Comptroller of Public Accounts, and the  
District does not own direct or indirect holdings in any companies identified on such lists.

#### COMPLIANCE TRAINING

HB 675 states the Investment Officer must attend at least one training seminar for (6) six hours  
Within twelve months of taking office and requires at least (4) four hours training within each (2)  
two year period thereafter.

#### INVESTMENT OFFICERS

Mark M. Burton

Ghia Lewis

#### CURRENT TRAINING

November 27, 2015 (Texpool Academy 10 Hours)  
December 26, 2017 (Texpool Academy 10 Hours)  
January 9, 2020 (TexPool Academy 12 Hours)  
December 31, 2021 (Texpool Academy 10 Hours)  
December 16, 2023 (Texpool Academy 10 Hours)

November 5, 2015 (Texpool Academy 10 Hours)  
November 6, 2017 (Texpool Academy 10 Hours)  
November 5, 2019 (Texpool Academy 10 Hours)  
December 28, 2021 (Texpool Academy 10 Hours)  
December 26, 2023 (Texpool Academy 10 Hours)

Mark M. Burton  
(Investment Officer)

Ghia Lewis  
(Investment Officer)

CNP Utility District  
**Summary of Money Market Funds**  
05/01/2025 - 07/31/2025

**Fund: Operating**

**Financial Institution: TEXAS CLASS**

**Account Number: XXXX0001    Date Opened: 05/05/2016    Current Interest Rate: 4.38%**

Date	Description	Begin Balance	Cash Added	Cash Withdrawn	Int. Earned	End Balance
05/01/2025		2,216,432.61				
05/15/2025	Xfer from CPF 2018 Rmbs		49,870.00			
05/27/2025	Transfer from CPF S2018		43,213.38			
05/30/2025	FRONT CD XXXX1829 INTEREST		12,483.84			
05/31/2025					8,433.84	
06/06/2025	SSTAR CD XXXX0345 INTEREST		12,082.44			
06/10/2025	Transfer from CPF S2018		5.22			
06/19/2025	Transfer to GOF Checking			(20,000.00)		
06/23/2025	WT TO PLAINS XXXX8591			(235,000.00)		
06/30/2025					8,223.26	
07/15/2025	THIRD CD XXXX2163 INTEREST		8,257.19			
07/17/2025	Transfer to GOF Checking			(94,000.00)		
07/28/2025	WALLIS CD XXXX8331 INTEREST		12,219.64			
07/31/2025					7,709.97	
<b>Totals for Account XXXX0001:</b>		<u>\$2,216,432.61</u>	<u>\$138,131.71</u>	<u>(\$349,000.00)</u>	<u>\$24,367.07</u>	<u>\$2,029,931.39</u>
<b>Totals for Operating Fund:</b>		<u><u>\$2,216,432.61</u></u>	<u><u>\$138,131.71</u></u>	<u><u>(\$349,000.00)</u></u>	<u><u>\$24,367.07</u></u>	<u><u>\$2,029,931.39</u></u>

**Methods Used For Reporting Market Values**

Certificates of Deposits:	Face Value Plus Accrued Interest
Securities/Direct Government Obligations:	Market Value Quoted by the Seller of the Security and Confirmed in Writing
Public Fund Investment Pool/MM Accounts:	Balance = Book Value = Current Market



CNP Utility District  
**Summary of Money Market Funds**  
05/01/2025 - 07/31/2025

**Fund: Capital Projects**

**Financial Institution:** TEXAS CLASS

**Account Number:** XXXX0003 **Date Opened:** 09/25/2017 **Current Interest Rate:** 4.38%

Date	Description	Begin Balance	Cash Added	Cash Withdrawn	Int. Earned	End Balance
05/01/2025		94,697.98				
05/15/2025	Xfer to GOF MM to Rmbs			(49,870.00)		
05/27/2025	Xfer to CPF Ckg			(1,845.50)		
05/27/2025	Transfer to GOF MM to Rmbs			(43,213.38)		
05/30/2025					236.12	
06/10/2025	Transfer to GOF MM to Rmbs			(5.22)		
<b>Totals for Account XXXX0003:</b>		\$94,697.98		(\$94,934.10)	\$236.12	\$0.00

**Account Number:** XXXX0004 **Date Opened:** 03/19/2021 **Current Interest Rate:** 4.38%

Date	Description	Begin Balance	Cash Added	Cash Withdrawn	Int. Earned	End Balance
05/01/2025		2,073,190.80			7,775.65	
05/31/2025						
06/19/2025	Transfer to Ckg			(69,620.41)	7,432.69	
06/30/2025					7,568.44	
07/31/2025						
<b>Totals for Account XXXX0004:</b>		\$2,073,190.80		(\$69,620.41)	\$22,776.78	\$2,026,347.17

**Account Number:** XXXX0005 **Date Opened:** 08/07/2024 **Current Interest Rate:** 4.38%

Date	Description	Begin Balance	Cash Added	Cash Withdrawn	Int. Earned	End Balance
05/01/2025		12,773,891.83			47,909.33	
05/31/2025						
06/20/2025	Transfer to CPF Checking			(1,280.00)	46,469.04	
06/30/2025					48,238.63	
07/31/2025						
<b>Totals for Account XXXX0005:</b>		\$12,773,891.83		(\$1,280.00)	\$142,617.00	\$12,915,228.83
<b>Totals for Capital Projects Fund:</b>		\$14,941,780.61		(\$165,834.51)	\$165,629.90	\$14,941,576.00

**Methods Used For Reporting Market Values**

Certificates of Deposits:	Face Value Plus Accrued Interest
Securities/Direct Government Obligations:	Market Value Quoted by the Seller of the Security and Confirmed in Writing
Public Fund Investment Pool/MM Accounts:	Balance = Book Value = Current Market

CNP Utility District  
**Summary of Money Market Funds**  
05/01/2025 - 07/31/2025

<b>Fund: Debt Service</b>					
<b>Financial Institution: TEXAS CLASS</b>					
<b>Account Number: XXXX0002    Date Opened: 05/05/2016    Current Interest Rate: 4.38%</b>					
<u>Date</u>	<u>Description</u>	<u>Begin Balance</u>	<u>Cash Added</u>	<u>Cash Withdrawn</u>	<u>Int. Earned</u>
05/01/2025		3,656,712.91			
05/31/2025					13,714.75
06/23/2025	WT TO SUSSE XXXX9267			(235,000.00)	
06/23/2025	WT TO WALLIS XXXX4774			(235,000.00)	
06/25/2025	PAF ZIONS SERIES 2016 REF			(500.00)	
06/30/2025					12,846.45
07/31/2025					12,044.78
<b>Totals for Account XXXX0002:</b>		<u>\$3,656,712.91</u>	<u></u>	<u>(\$470,500.00)</u>	<u>\$38,605.98</u>
<b>Totals for Debt Service Fund:</b>		<u>\$3,656,712.91</u>	<u></u>	<u>(\$470,500.00)</u>	<u>\$38,605.98</u>
					<u>\$3,224,818.89</u>

<u>Methods Used For Reporting Market Values</u>	
Certificates of Deposits:	Face Value Plus Accrued Interest
Securities/Direct Government Obligations:	Market Value Quoted by the Seller of the Security and Confirmed in Writing
Public Fund Investment Pool/AM Accounts:	Balance = Book Value = Current Market

CNP Utility District  
**Summary of Certificates of Deposit with Money Market**  
05/01/2025 - 07/31/2025

Financial Institution	Investment Number	Issue Date	Maturity Date	Beginning Balance	Principal From Cash	Principal From Investment	Principal Withdrawn	Principal Reinvested	Ending Balance	Interest Rate	Beg. Acc. Interest	Interest Earned	Interest Reinvested	Interest Withdrawn	Accrued Interest
Fund: Operating															
Certificates of Deposit															
AMERICAN BANK, N.A.	XXXX1054	02/18/25	08/16/25	235,000.00	0.00	0.00	0.00	0.00	235,000.00	4.00%	1,854.24	0.00	0.00	0.00	4,197.81
WT FROM TXCLASS XXXX0001/CLOSED TO TXCLASS XXXX0001															
CADENCE BANK	XXXX1102	08/24/24	08/28/25	235,000.00	0.00	0.00	0.00	0.00	235,000.00	5.25%	8,450.34	0.00	0.00	0.00	11,526.26
FRONTIER BANK	XXXX1829	05/30/24	05/29/25	235,000.00	0.00	0.00	0.00	235,000.00	0.00	5.25%	11,357.25	12,483.84	0.00	12,483.84	0.00
FRONTIER BANK	XXXX1829	05/30/25	05/30/26	0.00	0.00	235,000.00	0.00	0.00	235,000.00	4.25%	0.00	0.00	0.00	0.00	1,696.51
PLAINS STATE BANK	XXXX8591	06/23/25	06/23/26	0.00	235,000.00	0.00	0.00	0.00	235,000.00	4.00%	0.00	0.00	0.00	0.00	978.62
WT FROM TXCLASS XXXX0001															
SOUTH STAR BANK	XXXX0345	06/06/24	06/05/25	235,000.00	0.00	0.00	0.00	235,000.00	0.00	5.05%	10,697.00	12,082.44	0.00	12,082.44	0.00
SOUTH STAR BANK	XXXX0345	06/06/25	12/03/25	0.00	0.00	235,000.00	0.00	0.00	235,000.00	4.18%	0.00	0.00	0.00	0.00	1,480.17
SOUTHSTATE BANK	XXXX9115	04/05/25	01/02/26	235,000.00	0.00	0.00	0.00	0.00	235,000.00	4.17%	698.04	0.00	0.00	0.00	3,141.20
SUSSER BANK	XXXX8576	01/27/25	01/27/26	240,000.00	0.00	0.00	0.00	0.00	240,000.00	4.00%	2,472.33	0.00	0.00	0.00	4,865.75
WT FROM TXCLASS XXXX0001															
THIRD COAST BANK, SSB	XXXX2163	10/17/24	07/13/25	235,000.00	0.00	0.00	0.00	235,000.00	0.00	4.75%	5,994.11	8,257.19	0.00	8,257.19	0.00
THIRD COAST BANK, SSB	XXXX2163	07/14/25	07/14/26	0.00	0.00	235,000.00	0.00	0.00	235,000.00	4.15%	0.00	0.00	0.00	0.00	454.22
VERITEX COMMUNITY BANK	XXXX0247	11/11/24	10/07/25	235,000.00	0.00	0.00	0.00	0.00	235,000.00	4.55%	5,009.36	0.00	0.00	0.00	7,675.16
WALLIS BANK	XXXX8331	07/27/24	07/26/25	235,000.00	0.00	0.00	0.00	235,000.00	0.00	5.10%	9,128.29	12,219.64	0.00	12,219.64	0.00
WALLIS BANK	XXXX8331	07/27/25	07/27/26	0.00	0.00	235,000.00	0.00	0.00	235,000.00	4.15%	0.00	0.00	0.00	0.00	106.87
Totals for Operating Fund:				2,120,000.00	235,000.00	940,000.00	0.00	940,000.00	2,355,000.00	N/A	55,660.96	45,043.11	0.00	45,043.11	\$36,122.57
Beginning Balance:									Interest Earned:		\$45,043.11				
Plus Principal From Cash:									Less Beg Accrued Interest:		\$55,660.96				
Less Principal Withdrawn:									Plus End Accrued Interest:		\$36,122.57				
Plus Interest Reinvested:									Fixed Interest Earned:		\$25,504.72				
Fixed Balance:									MM Interest Earned:		\$24,367.07				
MM Balance:									Total Interest Earned:		\$49,871.79				
Total Balance:															

**Methods Used For Reporting Market Values**

Certificates of Deposits:	Face Value Plus Accrued Interest
Securities/Direct Government Obligations:	Market Value Quoted by the Seller of the Security and Confirmed in Writing
Public Fund Investment Pool/MM Accounts:	Balance = Book Value = Current Market

CNP Utility District  
**Summary of Certificates of Deposit with Money Market**  
05/01/2025 - 07/31/2025

Financial Institution	Investment Number	Issue Date	Maturity Date	Beginning Balance	Principal From Cash	Principal From Investment	Principal Withdrawn	Principal Reinvested	Ending Balance	Interest Rate	Beg. Acc. Interest	Interest Earned	Interest Reinvested	Interest Withdrawn	Accrued Interest
Fund: Capital Projects															
Totals for Capital Projects Fund:				0.00	0.00	0.00	0.00	0.00	0.00	N/A	0.00	0.00	0.00	0.00	\$0.00
Beginning Balance:		\$0.00								Interest Earned:		\$0.00			
Plus Principal From Cash:		\$0.00								Less Beg Accrued Interest:		\$0.00			
Less Principal Withdrawn:		\$0.00								Plus End Accrued Interest:		\$0.00			
Plus Interest Reinvested:		\$0.00								Fixed Interest Earned:		\$0.00			
Fixed Balance:		\$0.00								MM Interest Earned:		\$165,629.90			
MM Balance:		\$14,941,576.00								Total Interest Earned:		\$165,629.90			
Total Balance:		\$14,941,576.00													

**Methods Used For Reporting Market Values**

Certificates of Deposits:	Face Value Plus Accrued Interest
Securities/Direct Government Obligations:	Market Value Quoted by the Seller of the Security and Confirmed in Writing
Public Fund Investment Pool/AM Accounts:	Balance = Book Value = Current Market



CNP Utility District  
**Summary of Certificates of Deposit with Money Market**  
05/01/2025 - 07/31/2025

Financial Institution	Investment Number	Issue Date	Maturity Date	Beginning Balance	Principal From Cash	Principal From Investment	Principal Withdrawn	Principal Reinvested	Ending Balance	Interest Rate	Beg. Acc. Interest	Interest Earned	Interest Reinvested	Interest Withdrawn	Accrued Interest	
Fund: Debt Service																
Certificates of Deposit																
SUSSER-DEBT	XXXX9267	06/23/25	03/20/26	0.00	235,000.00	0.00	0.00	0.00	235,000.00	4.31%	0.00	0.00	0.00	0.00	1,054.47	
				WT FROM TXCLASS XXXX0002												
THIRD COAST BANK-DEBT	XXXX6768	03/04/25	08/31/25	235,000.00	0.00	0.00	0.00	0.00	235,000.00	4.25%	1,587.05	0.00	0.00	0.00	4,077.09	
VERITEX COMM. BANK - DEBT	XXXX5907	03/17/25	09/13/25	235,000.00	0.00	0.00	0.00	0.00	235,000.00	4.30%	1,245.82	0.00	0.00	0.00	3,765.14	
WALLIS BANK-DEBT	XXXX4774	06/23/25	03/23/26	0.00	235,000.00	0.00	0.00	0.00	235,000.00	4.30%	0.00	0.00	0.00	0.00	1,052.02	
				WT FROM TXCLASS XXX0002												
Totals for Debt Service Fund:				470,000.00	470,000.00	0.00	0.00	0.00	940,000.00	N/A	2,832.87	0.00	0.00	0.00	\$9,948.72	
Beginning Balance:	\$470,000.00							Interest Earned:	\$0.00							
Plus Principal From Cash:	\$470,000.00							Less Beg Accrued Interest:	\$2,832.87							
Less Principal Withdrawn:	\$0.00							Plus End Accrued Interest:	\$9,948.72							
Plus Interest Reinvested:	\$0.00							Fixed Interest Earned:	\$7,115.85							
Fixed Balance:	\$940,000.00							MM Interest Earned:	\$38,605.98							
MM Balance:	\$3,224,818.89							Total Interest Earned:	\$45,721.83							
Total Balance:	\$4,164,818.89															
Totals for District:				2,590,000.00	705,000.00	940,000.00	0.00	940,000.00	3,295,000.00	N/A	58,493.83	45,043.11	0.00	45,043.11	\$46,071.29	

**Methods Used For Reporting Market Values**

Certificates of Deposits:	Face Value Plus Accrued Interest
Securities/Direct Government Obligations:	Market Value Quoted by the Seller of the Security and Confirmed in Writing
Public Fund Investment Pool/MM Accounts:	Balance = Book Value = Current Market

CNP Utility District  
**Detail of Pledged Securities**  
05/01/2025 - 07/31/2025

Financial Institution: CENTRAL BANK - CHECKING

<b>Security:</b> FHLB	<b>Par Value:</b>	96,500.00	<b>Maturity Date:</b>	04/01/2037	<b>Pledged:</b>	05/09/2025	<b>Released:</b>	<b>Amount Released:</b>
<b>CUSIP:</b> 34683ANN6	<b>Date</b>	<b>Value</b>						

05/31/2025	80,120.74
06/30/2025	81,412.23
07/31/2025	80,416.72

<b>Security:</b> FHLB	<b>Par Value:</b>	135,000.00	<b>Maturity Date:</b>	02/15/2028	<b>Pledged:</b>	06/09/2025	<b>Released:</b>	<b>Amount Released:</b>
<b>CUSIP:</b> 756835SW5	<b>Date</b>	<b>Value</b>						

06/30/2025	138,729.20
07/31/2025	139,223.02

<b>Security:</b> FHLB	<b>Par Value:</b>	114,000.00	<b>Maturity Date:</b>	09/01/2036	<b>Pledged:</b>	03/26/2025	<b>Released:</b>	<b>Amount Released:</b>
<b>CUSIP:</b> 861879EV2	<b>Date</b>	<b>Value</b>						

05/31/2025	95,163.54
06/30/2025	96,523.79
07/31/2025	97,406.42

**Methods Used For Reporting Market Values**

Certificates of Deposits:	Face Value Plus Accrued Interest
Securities/Direct Government Obligations:	Market Value Quoted by the Seller of the Security and Confirmed in Writing
Public Fund Investment Pool/ADM Accounts:	Balance = Book Value = Current Market

RESOLUTION REGARDING REVIEW OF  
ORDER ESTABLISHING POLICY FOR INVESTMENT  
OF DISTRICT FUNDS AND APPOINTING INVESTMENT OFFICER

WHEREAS, CNP Utility District ("District") adopted its Order Establishing Policy For Investment of District Funds and Appointing Investment Officer, dated August 19, 2021 ("Order") pursuant to Chapter 2256, Texas Government Code, and Section 49.199, Texas Water Code; and

WHEREAS, Chapter 2256, Texas Government Code, requires the District to perform an annual review of its investment policy and investment strategies included within the Order; and

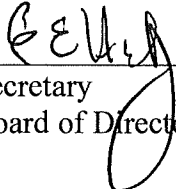
WHEREAS, the District has, on the date hereof, performed said review;

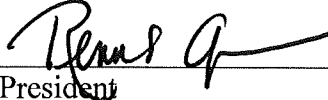
NOW, THEREFORE, IT IS HEREBY RESOLVED by the Board of Directors of CNP Utility District that the policies, procedures, provisions and investment strategies set forth in the Order are hereby amended pursuant to the attached Order Establishing Policy For Investment of District Funds and Appointing Investment Officer.

PASSED AND ADOPTED ON THIS 18th day of September, 2025.

CNP UTILITY DISTRICT

ATTEST:

By:   
Secretary  
Board of Directors

By:   
President  
Board of Directors

(SEAL)



ORDER ESTABLISHING POLICY FOR  
INVESTMENT OF DISTRICT FUNDS  
AND APPOINTING INVESTMENT OFFICER

WHEREAS, CNP Utility District (the "District") is a body politic and corporate and a governmental agency of the State of Texas, operating under and governed by the provisions of Chapters 49 and 54 of the Texas Water Code, as amended, and Section 59 of Article XVI of the Texas Constitution; and

WHEREAS, Chapter 2256, Texas Government Code (sometimes referred to herein as the "Public Funds Investment Act"), and Section 49.199, Texas Water Code, require that the Board of Directors of the District adopt rules, regulations and policies governing the investment of District funds and designate one or more of its officers or employees to be responsible for the investment of such funds.

NOW, THEREFORE, IT IS ORDERED BY THE BOARD OF DIRECTORS OF CNP UTILITY DISTRICT THAT the policies, procedures and provisions set forth herein be and are hereby ADOPTED, and that any order, and every amendment thereto, heretofore adopted by the Board of Directors establishing policies for the investment of District funds and appointing an investment officer shall be and are hereby revoked and superseded effective as of September 18, 2025, the effective date of this Order.

Section 1. Purpose. The purpose of this Order Establishing Policy for Investment of District Funds and Appointing Investment Officer (the "Investment Policy") is to adopt rules and regulations which set forth the District's policies with regard to the investment and security of District funds or funds under the District's control. It is further the purpose of this Investment Policy to ensure that purchases and sales of District investments are initiated by authorized individuals, conform to investment objectives and regulations, and are properly documented and approved, and to provide for the periodic review of District investments to evaluate investment performance and security, all as required by applicable law.

Section 2. Appointment of Investment Officer; Standard of Care. Mark M. Burton and Ghia Lewis of Municipal Accounts & consulting, L.P., the District's bookkeeper, shall be and are hereby collectively designated the Investment Officer of the District, responsible for the supervision of investment of District funds pursuant to this Investment Policy. In the administration of his or her duties hereunder, the District's Investment Officer shall exercise the judgment and care, under prevailing circumstances, that a person of prudence, discretion and intelligence would exercise in the management of his or her own affairs, not for speculation, but for investment, considering the probable safety of capital and the probable income to be derived; however, the District's Board of Directors shall retain ultimate responsibility as fiduciaries of the District's assets. The District's Board of Directors, Tax Assessor-Collector, Financial Advisor and other consultants shall be authorized to assist the Investment Officer in the carrying out of the duties of Investment Officer.



Section 3. Appointment of Investment Officer and Tax Assessor-Collector for Investment of District Funds. Pursuant to Section 49.157(b), Texas Water Code, the Board of Directors hereby designates the District's Investment Officer as the authorized representative of the District to (a) invest and reinvest the funds of the District; (b) withdraw District funds from appropriate accounts of the District for the investment of same in accordance with the terms of this Investment Policy; and (c) arrange for adequate security for uninsured deposits or funds of the District pursuant to and in compliance with a Public Funds Depositor Collateral Security Agreement which shall be substantially in the form attached hereto as Exhibit "B," and to execute said Agreement(s) and any documentation required in connection therewith on behalf of the District. To the extent that the District's Tax Assessor-Collector is required to perform any of the functions set forth in (a), (b) or (c) above, the Tax Assessor-Collector shall do so in accordance with the provisions of the Public Funds Investment Act and this Investment Policy, and under the supervision of and in consultation with the District's Investment Officer.

Section 4. Authority and Duties of Investment Officer. The following rules shall apply to the District's Investment Officer:

A. The Board of Directors hereby instructs the Investment Officer for the District to maintain the investments of the District in a manner consistent with the rules and regulations set forth in this Investment Policy and the Public Funds Investment Act, as amended.

B. No persons, other than those designated in Section 3 above, may deposit, invest, transfer, withdraw or otherwise manage District funds without express written authority of the District's Board of Directors.

C. The Investment Officer for the District shall invest and reinvest District funds only in those investments authorized under this Investment Policy or by the Board, and only in the name of and solely for the account of "CNP Utility District". The Bookkeeper and Investment Officer for the District shall be authorized to wire transfer funds of the District only (1) for the purchase of investments solely in the name of "CNP Utility District", (2) for the transfer of all or any portion of the principal of or interest earnings or profits or gains on any investment of the District to one or more previously authorized and established accounts of "CNP Utility District", (3) for the transfer of District funds to any paying agent of the District for the payment of principal and semiannual interest payments on any outstanding bonds of the District and for the payment of paying agent fees relative to same, or (4) for other purposes, such as the payment of District bills, pursuant to a resolution or other express written instructions of the District's Board of Directors.

D. The Investment Officer for the District shall, not later than the first anniversary of the date the Investment Officer takes office or assumes such duties, attend a training session of at least six (6) hours of instruction relating to the Investment Officer's responsibilities under the Public Funds Investment Act, as amended, from an independent source approved by the Board of Directors of the District or the Board's Investment Committee, and thereafter shall attend at least four (4) hours of additional

investment training within each two-year period that begins on the first day of the District's fiscal year and consists of the two consecutive fiscal years after that date. Such investment training must include education in investment controls, security risks, diversification of investment portfolio, strategy risks, market risks, and compliance with the provisions of the Public Funds Investment Act, as amended.

E. Not less frequently than each fiscal quarter, the District's Investment Officer, shall prepare and submit to the Board of Directors of the District a written report of investment transactions for all invested funds of the District for the preceding reporting period. Such report must (1) describe in detail the investment position of the District on the date of the report; (2) be prepared by the Investment Officer for the District; (3) be signed by the Investment Officer of the District; (4) contain a summary statement of each pooled fund group, if any has been created by the District, that states the beginning market value for the reporting period, ending market value for the period, and fully accrued interest for the reporting period; (5) state the book value and market value of each separately invested asset of the District at the end of the reporting period by the type of asset and fund type invested; (6) state the maturity date of each separately invested asset that has a maturity date; (7) state the current rating assigned to each investment, investment vehicle, or investment security by a nationally recognized investment rating firm, nationally recognized credit rating agency or nationally recognized rating service as appropriate (8) state the account or fund or pooled group fund, if the District has any, for which each individual investment was acquired; and (9) state the compliance of the District's investment portfolio as it relates to the investment strategy for each account of the District as set forth in this Investment Policy and relevant provisions of the Public Funds Investment Act, as amended. Such report must be presented to the Board of Directors of the District within a reasonable period of time after the end of each fiscal quarter. If the District invests in other than (i) money market mutual funds, (ii) investment pools or (iii) accounts offered by its depository bank in the form of certificates of deposit, or money market accounts or similar accounts, all of the type authorized under Section 6 of this Investment Policy, the reports prepared under this Section 4.E. shall be formally reviewed at least annually by an independent auditor, and the result of such review shall be reported to the District's Board of Directors by that auditor.

F. In the event that the District has placed funds, or security for such funds, in an investment or investment vehicle that is required to maintain a minimum rating pursuant to the Public Funds Investment Act, and such investment or investment vehicle fails to maintain such minimum rating, the Bookkeeper or Tax Assessor-Collector, as applicable, shall take all prudent measures consistent with this Order to liquidate and reinvest such funds in an investment that conforms with the requirements of the Public Funds Investment Act, if appropriate.

G. In the event District funds are invested or reinvested in Certificates of Deposit, the Bookkeeper or Tax Assessor-Collector, as applicable, shall solicit bids from at least two (2) bidders, either orally, in writing, electronically or in any combination of those methods, for each such investment.

H. All purchases of investments, except investments in investment pools or in mutual funds, shall be made on a delivery versus payment basis.

I. Not less frequently than each fiscal quarter, and as close as practicable to the end of such reporting period, the District's Investment Officer, shall determine the market value of each District investment. Such market values shall be included in the written reports submitted to the District's Board of Directors pursuant to Section 4.E hereinabove. The following methods shall be used:

- (1) Certificates of deposit shall be valued at their face value plus any accrued but unpaid interest.
- (2) Shares in money market mutual funds and investment pools, if any, shall be valued at par plus any accrued but unpaid interest.
- (3) Other investment securities may be valued in any of the following ways:
  - (a) the lower of two bids for such security obtained from qualified securities brokers/dealers with whom the District may engage in investment transactions;
  - (b) the average of the bid and asked prices for such security as published in The Wall Street Journal or The New York Times;
  - (c) the bid price for such security published by any nationally recognized security pricing service; or
  - (d) the market value quoted by the seller of the security.

J. A written copy of the District's Investment Policy must be presented to any business organization offering to engage in an investment transaction with the District. The term "business organization" means an investment pool or investment management firm under contract with the District to invest or manage the District's investment portfolio that has accepted authority granted by the District under the contract to exercise investment discretion in regarding to investing the District's funds. The "qualified representative" of the business organization offering to engage in an investment transaction with the District shall execute a written instrument in a form acceptable to the District substantially to the effect that the business organization has received and reviewed the Investment Policy of the District and acknowledges that such business organization has implemented reasonable procedures and controls in an effort to preclude investment transactions conducted between the District and such organization that are not authorized by the District's Investment Policy, except to the extent that such authorization is dependent on an analysis of the makeup of the District's entire investment portfolio, requires an interpretation of subjective investment standards or relates to investment transactions of the District that are not made through accounts or other contractual arrangements over which the business organization has accepted discretionary

investment authority. The District's Investment Officer may not acquire or otherwise obtain any authorized investment described in Section 6 hereof from a business organization that has not delivered to the District the written statement acknowledging receipt of this Investment Policy in a form substantially similar to that attached hereto as Exhibit "A" (the "Certificate of Compliance"). For purposes of this Section 4.J., the "qualified representative" of a business organization offering to engage in an investment transaction with the District means a person who holds a position with a business organization, who is authorized to act on behalf of the business organization, and who is one of the following:

(1) for a business organization doing business that is regulated by or registered with a securities commission, a person who is registered under the rules of the National Association of Securities Dealers;

(2) for a state or federal bank, a savings bank, or a state or federal credit union, a member of the loan committee for the bank or branch of the bank or a person authorized by corporate resolution to act on behalf of and bind the banking institution;

(3) for an investment pool, the person authorized to sign the written instrument on behalf of the investment pool by the elected official or board with authority to administer the activities of the investment pool; or

(4) for an investment management firm under contract with the District for the investment and management of its public funds, a person who is an officer or principal of such firm.

K. The Investment Officer for the District shall disclose in writing to the Board of Directors any (i) "personal business relationship" that they may have with a business organization offering to engage in an investment transaction with the District, or (ii) any relationship within the second degree by affinity or consanguinity, as determined by Chapter 573, Texas Government Code, as amended, to any individual seeking to sell an investment to the District. Any written disclosure statement filed with the Board of Directors by the Investment Officer pursuant to this section must also be filed with the Texas Ethics Commission. For purposes of this Section 4.K., the Investment Officer has a "personal business relationship" with a business organization if:

(1) the Investment Officer owns ten percent (10%) or more of the voting stock or shares of the business organization or owns \$5,000 or more of the fair market value of the business organization;

(2) funds received by the Investment Officer from the business organization exceed ten percent (10%) of the Investment Officer's gross income for the previous year; or



(3) the Investment Officer has acquired from the business organization during the previous year investments with a book value of \$2,500 or more for their personal account.

L. Any person, investment management firm, or financial institution offering to contract with or amend an existing contract with the District may be required to file with the Texas Ethics Commission a disclosure of interested parties pursuant to Section 2252.908 of the Texas Government Code. Any person, investment management firm, or financial institution offering to contract with or amend an existing contract with the District should review the then current rules adopted by the Texas Ethics Commission to verify compliance.

M. In conjunction with the District's annual financial audit, a compliance audit of management controls on investments and adherence to this Investment Policy must be performed. In connection with said compliance audit, the Board of Directors shall review on an annual basis this Investment Policy and its investment strategies. In connection with said annual review, the District's Board of Directors shall adopt a written resolution stating that it has reviewed this Investment Policy and the investment strategies set forth herein, and shall indicate in said resolution either the continuance of this Investment Policy without amendment or the changes made to the Investment Policy and/or the investment strategies herein.

Section 5. General Investment Principles and Objectives. All investments of District funds or funds under the District's control shall be made in accordance with the following general rules, regulations and policies:

A. Any moneys in any fund of the District or in any fund established by the Board of Directors in connection with the authorization of the District's bonds, including, but not limited to, proceeds from the sale of such bonds, which funds are not required for the payment of obligations due or to become due immediately, shall be invested and reinvested, from time to time, only in the authorized investments specified in Section 6 hereunder; provided, however, that all such investments shall be secured in the manner provided for the security of the funds of municipal utility districts of the State of Texas (The Public Funds Collateral Act, Chapter 2257, Texas Government Code, as amended) or in such other manner as may be authorized by law from time to time and otherwise suitable for the District's needs.

B. The policy of the District is to invest District funds only in instruments which further the following investment objectives of the District stated in order of importance: (1) preservation and safety of principal; (2) liquidity; and (3) yield. The District will continuously attempt to diversify its portfolio to reduce risks. The type, conditions and maturity date of District investments shall be consistent with the cash flow needs and operating requirements of the District, as determined from time to time by the Board of Directors, and consistent with the investment strategy for each District account as set forth in Section 7 hereunder; provided, however, that in no event shall the maximum

allowable stated maturity of any individual investment owned by the District exceed two (2) years, unless otherwise specifically set forth in this Investment Policy.

C. If invested in certificates of deposits, the District's funds shall be secured, to the extent that such funds are not insured by the Federal Deposit Insurance Corporation or the National Credit Union Share Insurance Fund, by the pledge to the District of certain types of securities, as determined in the sole discretion of the District, which under the laws of the State of Texas may be used to secure the deposits of municipal utility districts, pursuant to and in compliance with a Public Funds Depositor Collateral Security Agreement which shall be substantially in the form attached hereto as Exhibit "B", the terms and conditions of which are incorporated herein by reference (the "Public Funds Depositor Collateral Security Agreement").

D. Securities pledged to the District shall be pledged pursuant to and in compliance with a Public Funds Depositor Collateral Security Agreement to be entered into by and between the District and the institution(s) pledging such securities. Securities pledged to the District shall either be deposited and held in safekeeping at the trust or safekeeping department of a commercial banking institution located in the State of Texas not affiliated with the pledging institution(s) or a federal home loan bank, or shall be held in a restricted securities account, joint safekeeping account or other similar account in a branch of the Federal Reserve Bank pursuant to any and all applicable regulations, operating circulars, bulletins and policies of the Federal Reserve Bank, including the terms and conditions of any applicable forms or agreements, as may exist now or hereafter be enacted, promulgated or issued by the Federal Reserve Bank. The District's Investment Officer and Tax Assessor-Collector shall, within the limits of business practicality and consistent with the Federal Deposit Insurance Corporation Statement of Policy dated March 23, 1993, (or any subsequent applicable Statement of Policy issued by the FDIC) relative to the securing of public funds, ensure that the District's uninsured funds are at all times secured as required by the Public Funds Collateral Act (Chapter 2257, Texas Government Code, as amended) and in the manner set forth in the Public Funds Depositor Collateral Security Agreement. The District's Investment Officer and Tax Assessor-Collector are hereby authorized to execute Public Funds Depositor Collateral Security Agreements and any agreements, documents or forms required by the Federal Reserve Bank on behalf of the District, as and when required, and to approve the substitution of securities pledged to the District as collateral pursuant to and in the manner set forth in any Public Funds Depositor Collateral Security Agreement entered into by the District.

E. The Board of Directors recognizes that, within the framework of the above rules, decisions must be made concerning the type and duration of each investment transaction, and that such decisions are best made by the person responsible for implementing the transaction, based upon the facts and circumstances prevailing at the time. As a guide to making such decisions, it is hereby declared the policy of the Board of Directors that priority should be given to proper security of the District's funds over maximizing the yield on investments. Furthermore, in cases where the rate of return on an investment security offered by competing banking institutions are substantially equivalent, the

District's Investment Officer shall give preference to those investments and investment institutions offering the greatest degree of administrative convenience and proximity, flexibility of investment arrangements and/or similar intangible benefits and community goodwill.

F. Except as herein provided, nothing herein shall be deemed or construed to authorize the withdrawal, expenditure or appropriation of funds of the District except by check or draft signed by three (3) members of the Board of Directors, or as otherwise provided by applicable statutes or the resolutions, rules, regulations, policies, orders or proceedings of the Board of Directors. Furthermore, the Board of Directors shall retain sole responsibility for establishing and implementing, from time to time, this Investment Policy, and all investment transactions to be undertaken by the District's Investment Officer pursuant to the Investment Policy shall be subject to the further or more specific directions, instructions, orders, resolutions or actions of the Board of Directors.

Section 6. Authorized Investments. Subject to the requirements of Chapter 2270 of the Texas Government Code, as amended, the following categories of investments are authorized for investment of District funds:

A. Obligations, including letters of credit, of the United States or its agencies and instrumentalities, including the federal Home Loan Banks;

B. Direct obligations of the State of Texas or its agencies and instrumentalities;

C. Other obligations, the principal and interest of which are unconditionally guaranteed or insured by, or backed by the full faith and credit of, the State of Texas, or the United States or any of their respective agencies and instrumentalities, including obligations that are fully guaranteed or insured by the Federal Deposit Insurance Corporation or by the explicit full faith and credit of the United States;

D. Obligations of states, agencies, counties, cities, and other political subdivisions of any state rated as to investment quality by a nationally recognized investment rating firm not less than A or its equivalent;

E. (1) Certificates of deposit issued by a depository institution that has its main office or a branch office in the State of Texas that are:

(i) guaranteed or insured by the Federal Deposit Insurance Corporation or its successor or the National Credit Union Share Insurance Fund or its successor;

(ii) secured by obligations of the type described in Section 2256.009(a), Texas Government Code, as amended, including mortgage backed securities directly issued by a federal agency or instrumentality that have a market value of not less than the principal amount of the certificates, but excluding those mortgage backed securities of the nature described by Section 2256.009(b), or

(iii) secured in accordance with Texas Government Cost Chapter 2257 or in any other manner and amount provided by law for deposits of the District pursuant to a Public Funds Depositor Collateral Security Agreement approved and executed by the District; and

(2) Certificates of deposit that are acquired in the manner described in Section 2256.010(b), Texas Government Code, as amended; provided, however, that each investment of District funds in the foregoing shall require specific prior approval by the Board of Directors;

F. Commercial paper with a stated maturity of 270 days or fewer from the date of issuance which meets the requirements set forth in Section 2256.013, Texas Government Code, as amended;

G. No-load money market mutual funds that:

(1) are registered with and regulated by the Securities and Exchange Commission;

(2) provide the District with a prospectus and other information required by the Securities Exchange Act of 1934 (15 U.S.C. Section 78a et seq.) or the Investment Company Act of 1940 (15 U.S.C. Section 80a-1 et seq.);

(3) comply with federal Securities and Exchange Commission Rule 2a-7 (17 C.F.R. Section 270.2a-7), promulgated under the Investment Company Act of 1940 (15 U.S.C. Section 80a-1 et seq.);

H. Investment pools which meet the requirements set forth in Section 2256.016 and Section 2256.019, Texas Government Code, as amended.

I. No-load mutual funds that:

(1) are registered with the Securities and Exchange Commission;

(2) have an average weighted maturity of less than two (2) years; and

(3) either:

(i) has a duration of one year or more and is invested exclusively in obligations approved by Subchapter A. of the Public Funds Investment Act; or

(ii) has a duration of less than one year and the investment portfolio is limited to investment grade securities, excluding asset-backed securities.



J. Banker's acceptances with a stated maturity of 270 days or fewer from the date of issuance which meet the requirements set forth in Section 2256.012, Texas Government Code, as amended;

K. Fully collateralized repurchase agreements meeting the requirements set forth in Section 2256.011, Texas Government Code, as amended, provided that the maximum maturity of same shall not exceed seven (7) days;

L. Collateralized mortgage obligations directly issued by a federal agency or instrumentality of the United States, the underlying security for which is guaranteed by an agency or instrumentality of the United States, provided that the obligation is not:

(1) an obligation whose payment represents the coupon payments on the outstanding principal balance of the underlying mortgage-backed security collateral and pays no principal;

(2) an obligation whose payment represents the principal stream of cash flow from the underlying mortgage-backed security collateral and bears no interest;

(3) a collateralized mortgage obligation that has a stated final maturity date of greater than ten (10) years; or

(4) a collateralized mortgage obligation the interest rate of which is determined by an index that adjusts opposite to the changes in a market index;

M. Bonds issued, assumed or guaranteed by the State of Israel;

N. Guaranteed investment contracts meeting the requirements set forth in Section 2256.015, Texas Government Code, as amended.

O. In addition to the authority to invest funds in certificates of deposit as set forth in Subsection E. hereof, certificates of deposit made in accordance with the following conditions:

(1) the funds are invested by an investing entity through:

(i) a broker that has its main office or a branch office in this state and is selected from a list adopted by the investing entity as required by Section 2256.025; or

(ii) a depository institution that has its main office or a branch office in this state and that is selected by the investing entity;

(2) the depository institution selected by the District under Subsection (1) arranges for the deposit of the funds in certificates of deposit in one or more federally insured depository institutions, wherever located, for the account of the District;

(3) the full amount of the principal and accrued interest of each of the certificates of deposit is insured by the United States or an instrumentality of the United States; and

(4) the investing entity appoints the depository institution selected by the District under Subsection (1), an entity described by Section 2257.041(d), or a clearing broker-dealer registered with the Securities and Exchange Commission and operating pursuant to Securities and Exchange Commission Rule 15c3-3 (17 C.F.R. §240.15c3-3) as custodian for the District with respect to the certificates of deposit issued for the account of the District.

P. Interest-bearing banking deposits that are guaranteed or insured by:

(1) the Federal Deposit Insurance Corporation or its successor; or

(2) the National Credit Union Share Insurance Fund or its successor.

Q. Interest-bearing banking deposits other than those described by Subdivision (P) if:

(1) the funds invested in the banking deposits are invested through:

(i) a broker with a main office or branch office in this state that the investing entity selects from a list the governing body or designated investment committee of the entity adopts as required by Texas Government Code Section 2256.025; or

(ii) a depository institution with a main office or branch office in this state that the investing entity selects;

(2) the broker or depository institution selected as described by Paragraph (1) arranges for the deposit of the funds in the banking deposits in one or more federally insured depository institutions, regardless of where located, for the investing entity's account;

(3) the full amount of the principal and accrued interest of the banking deposits is insured by the United States or an instrumentality of the United States; and

(4) the investing entity appoints as the entity's custodian of the banking deposits issued for the entity's account:

- (i) the depository institution selected as described by Paragraph (1);
- (ii) an entity described by Texas Government Code Section 2257.041(d); or
- (iii) a clearing broker dealer registered with the Securities and Exchange Commission and operating under Securities and Exchange Commission Rule 15c3-3 (17 C.F.R. Section 240.15c3-3).

Section 7. Investment Strategies. District investments shall be made upon the evaluation of the specific investment objectives and strategies of each account of the District, with the primary objective for the selection of any District investment being the understanding of the suitability of such investment to the financial requirements of the District. The District's investment strategy for each of its accounts is as follows:

A. Operating/General Account: The operating/general account is used for all operations and maintenance needs of the District and funds therein shall be invested to meet the operating and cash flow requirements of the District as determined by the District's Board of Directors. The highest priorities for this account are the liquidity and marketability of an investment if the need arises to liquidate the investment before its maturity. Of equal importance is the preservation and safety of the principal of investments in the operating account. When these priorities are met, the yield on investments held in the operating/general account will next be considered.

B. Debt Service/Bond Fund Account: The District's debt service/bond fund account is used to pay the District's debt service on its outstanding bonds. The highest priority for this account is the preservation and safety of principal. Since the District knows the amount of its debt service requirements and when it becomes due, investments for the debt service/bond fund account should be structured to coincide with the amount and timing of the debt service requirements. When the preservation and safety of principal and liquidity considerations for debt service purposes are assured, including the marketability of debt service/bond fund account investments in the event the need arises to liquidate an investment before its maturity, the yield on debt service/bond fund account investments should be considered. Since the amount of District funds in the debt service/bond fund account can be significant, diversification of the debt service/bond fund account investment portfolio may be necessary. The District may easily liquidate investments in an investment pool and therefore such investments may be appropriate in combination with longer term investments in the debt service/bond fund account.

C. Capital Projects/Construction Fund Account: The capital projects/construction fund account is used to pay for capital improvements of the District. The highest priority for this account is the preservation and safety of principal. In the event that funds held in the capital projects/construction fund account are for particular improvement projects that have been previously identified by the District's Board of Directors, the Board will have an idea of the approximate time when disbursements will

be required to be made from this account. In this situation, investments in the capital projects/construction fund account should be structured so that they mature or can be liquidated on or about the dates that disbursements are expected to be made. Once the safety of principal and liquidity and marketability of capital projects/construction fund account investments which are to match certain disbursement dates are assured, the yield on such investments may be considered. Since District funds in the capital projects/construction fund account may not be needed for a year or more, longer term instruments should be considered to increase yield. However, if funds available in the District's capital projects/construction fund account are surplus construction funds from prior bond issues or interest earnings on such funds and are not earmarked for specific improvement projects, but rather viewed by the District's Board of Directors as an emergency reserve fund for major repairs or rehabilitation projects, investments in the capital projects/construction fund account, at least to the extent that they are for emergency reserve purposes, should be kept in relatively short term investments that can be easily marketed and liquidated if necessary, such as investment pools. Alternatively, bond proceeds that may be deposited in the District's capital projects/construction fund account for reimbursement to a developer and which may be in the capital projects/construction fund account for only one or two days, should be kept in the most liquid investment available. Investment diversification for large amounts of District funds that may be deposited into the capital projects/construction fund account for only one or two days may be achieved through the use of an investment pool. Since investment pools are short term in nature, they would normally be used for District funds in this account only if the District knows that it will be dispersing funds in a relative short period of time. However, on some occasions the yield on investment pools is higher than on longer term investments, so their use may be optimal for funds in the capital projects/construction fund account.

#### Section 8. Miscellaneous.

A. In the event of any conflict or inconsistency between the terms of this Investment Policy and applicable requirements of law, such conflict or inconsistency will be resolved in favor of the more restrictive of this Investment Policy or the applicable requirements of law. In the event of any ambiguity or uncertainty as to the intent and application of any part, section, paragraph or provision hereof, a written request for clarification or approval of a proposed action describing such circumstances shall be submitted to the Board of Directors for a decision as to a proper course of action.

B. The rules, regulations and policies set forth herein shall be and remain in full force and effect unless and until amended, revised, rescinded or repealed by action of the Board of Directors. The District's Board of Directors specifically reserves the right to change, alter or amend any provision of this Investment Policy at any time.



C. The provisions of this Investment Policy are severable, and if any provision or part of this Investment Policy or the application thereof to any person or circumstances shall ever be held by any court of competent jurisdiction to be invalid or unconstitutional for any reason, the remainder of this Investment Policy and the application of such provision or part of this Investment Policy shall not be affected thereby.

The President or Vice-President is authorized to execute and the Secretary or Assistant Secretary to attest this Investment Policy on behalf of the Board and the District.

PASSED AND ADOPTED this the 18<sup>th</sup> day of September, 2025.

CNP UTILITY DISTRICT

ATTEST:

By: E. E. Henry  
Secretary,  
Board of Directors

By: René S. Q.  
President,  
Board of Directors

EXHIBIT "A"

CERTIFICATE OF COMPLIANCE FROM SELLERS OF INVESTMENTS  
AS REQUIRED BY THE PUBLIC FUNDS INVESTMENT ACT

To: CNP Utility District (the "District")

From: \_\_\_\_\_  
[Name of \_\_\_\_\_ [Title of such person]  
the "qualified  
representative" of the business  
organization offering to engage  
in an investment transaction  
with the District or of the District's Investment Manager]

of \_\_\_\_\_ (the "Business Organization")  
[Name of financial institution,  
business organization or  
investment pool]

Date: \_\_\_\_\_, 20\_\_

In accordance with the provisions of the Public Funds Investment Act, Chapter 2256, Texas Government Code, as amended, I hereby certify that:

1. I am a "qualified representative" of the Business Organization offering to enter into an investment transaction with the District, as applicable, as such terms are used in the Public Funds Investment Act, Chapter 2256, Texas Government Code, as amended (the "Seller"), and that Seller meets all requirements under such Act to execute this Certificate.

2. Seller anticipates selling to the District investments that are authorized by the District's Order Establishing Policy for Investment of District Funds and Appointing Investment Officer, dated \_\_\_\_\_, 20\_\_ (the "Investment Policy") and the Public Funds Investment Act (collectively referred to herein as the "Investments").

3. I or a registered investment professional that services the District's account, as applicable, have received and reviewed the District's Investment Policy now in full force and effect. The District has further acknowledged that Seller may rely upon the Investment Policy until the District provides Seller with any amendments to or any newly adopted form of the Investment Policy.

4. Seller has implemented reasonable procedures and controls in an effort to preclude investment transactions between the District and Seller that are not authorized by the Investment Policy, except to the extent that this authorization is dependent upon an analysis of the District's entire portfolio, requires an interpretation of subjective investment standards or relates to investment transactions of the District that are not made through accounts or other contractual arrangements over which the Business Organization has accepted discretionary investment authority.

5. Seller has reviewed or will review prior to sale, the terms, conditions and characteristics of the investments to be sold to the District and has determined or will determine, prior to sale, that (i) each of the Investments is an authorized investment for local governments under the Public Funds Investment Act and (ii) each of the Investments is an authorized investment under the District's Investment Policy.

6. Seller acknowledges that the District has disclosed and hereby discloses that certain funds within the custody of the District which may be deposited or invested with Seller are by law or under a bond indenture required to be set aside to discharge a debt owed to the holder(s) of the District's outstanding notes and/or bonds. As such, these funds shall be deemed to be a deposit by a trustee of trust funds which the holder(s) are pro rate beneficiaries in accordance with 12 C.F.R. §330.15(c). Such funds held in trust for the holder(s) of the District's notes and bonds are deposited within the account(s) titled "Bond Fund", "Bond Account", "Debt Service Fund", "Debt Service Account", "Interest and Sinking Fund" or other similar name sufficient to satisfy the requirements of 12 C.F.R. §330.5(b) indicating that such funds are pledged towards the payment of principal and interest on the District's bonds and notes. Seller further acknowledges that the District may be acting in a fiduciary capacity on behalf of certain persons or entities who may, in turn, be acting in a fiduciary capacity for subsequent purchasers and/or holders of the District's outstanding bonds and note.

7. Seller will continuously maintain an executed copy of this Certificate of Compliance in its "deposit account records" (as defined in 12 C.F.R. §330.1(e)) for so long as Seller holds any funds of or within the custody of the District.

By: \_\_\_\_\_  
Name: \_\_\_\_\_  
Title: \_\_\_\_\_

EXHIBIT "B"  
PUBLIC FUNDS DEPOSITOR  
COLLATERAL SECURITY AGREEMENT

This Public Funds Depositor Collateral Security Agreement (the "Agreement") is made and entered into as of the \_\_\_ day of \_\_\_\_\_, 20\_\_ by and between [NAME OF DISTRICT] (the "Depositor") and \_\_\_\_\_ ("Bank"), and any prior Agreement between Depositor and Bank relative to the subject matter hereof is hereby terminated as of the date first written above.

**RECITALS**

Depositor, through action of its Board of Directors, has designated Bank as a depository for Depositor's funds. Funds on deposit with Bank to the credit of Depositor in excess of federal deposit insurance are required to be secured by eligible security as provided for by the Public Funds Collateral Act, V.T.C.A. Government Code Section 2257.001 et seq. (the "Public Funds Law"). Depositor and Bank understand and acknowledge that the amount of Depositor's uninsured deposits in Bank may vary substantially from time to time; that under the circumstances permitted herein, the Bank may release, add to or substitute for the securities pledged by Bank from time to time to secure such uninsured deposits of Depositor; and that it is the intent of the parties that this Agreement be renewed and extended upon and at the time of each permitted release, addition or substitution of collateral securities and thereafter remain in force and effect for the full term thereof until terminated in the manner set forth herein. In order to perfect Depositor's security interest in eligible securities pledged by Bank from time to time to secure such uninsured deposits, the Board of Directors of the Bank (the "Bank Board") has authorized the undersigned Bank officer to enter into this Agreement on behalf of Bank under the terms of which Bank will either (i) cause

\_\_\_\_\_, a [state or national bank], which has its main office or a branch office in Texas and which has been designated by the State Comptroller as a Texas State Depository to hold the collateral assets in a custody account as bailee for the benefit of Depositor, or (ii) cause the Federal Reserve Bank or a federal home loan bank ("FHLB") to hold the collateral assets in a restricted securities account, joint safekeeping account or other similar account as custodian/bailee for the benefit of Depositor (such \_\_\_\_\_ or the Federal Reserve Bank or FHLB, as the case may be, hereinafter called the "Custodian").

**AGREEMENT**

Now, Therefore, in consideration of the mutual covenants in this Agreement, the parties agree as follows:

1. Grant of Security Interest. To secure the uninsured deposits maintained by Depositor with Bank from time to time, Bank hereby pledges and grants to Depositor a security interest in its Eligible Securities (as defined in the Public Funds Law) which are held, now or hereafter, by Custodian for the benefit of Depositor in accordance with the terms of this Agreement (the "Collateral"). At all times during the term of this Agreement, the Collateral shall consist solely of the following:



general obligations of the United States of America or its agencies or instrumentalities backed by its full faith and credit;

direct obligations of the State of Texas or Texas State agencies and instrumentalities;

collateralized mortgage obligations directly issued by a federal agency or instrumentality of the United States of America, the underlying security for which is guaranteed by an agency or instrumentality of the United States of America;

other obligations, the principal and interest on which are unconditionally guaranteed or insured by, or backed by the full faith and credit of the State of Texas or the United States of America or their respective agencies and instrumentalities;

obligations of states, agencies, counties, cities and other political subdivisions of any state rated as to investment quality by a nationally recognized investment rating firm not less than A or its equivalent;

fixed-rate collateralized mortgage obligations that have an expected weighted average life of 10 years or less and which do not constitute a high-risk mortgage security as defined in the Public Funds Law;

floating-rate collateralized mortgage obligations that do not constitute a high-risk mortgage security as defined in the Public Funds Law;

letters of credit issued by a federal home loan bank; and

interest-bearing banking deposits that are:

(1) guaranteed or insured by the Federal Deposit Insurance Corporation or its successor or the National Credit Union Share Insurance Fund or its successor; or

(2) invested through a broker with a main office or branch office in this state that the investing entity selects from a list the governing body or designated investment committee of the entity adopts as required by Texas Government Code Section 2256.025; or through a depository institution with a main office or branch office in this state that the investing entity selects; and

(i) the broker or depository institution selected as described by Paragraph (2) arranges for the deposit of the funds in the banking deposits in one or more federally insured depository institutions, regardless of where located, for the investing entity's account;

(ii) the full amount of the principal and accrued interest of the banking deposits is insured by the United States or an instrumentality of the United States; and

(iii) the investing entity appoints as the entity's custodian of the banking deposits issued for the entity's account either:

- (a) the depository institution selected as described by Paragraph (2);
- (b) an entity described by Texas Government Code Section 2257.041(d); or
- (c) a clearing broker dealer registered with the Securities and Exchange Commission and operating under Securities and Exchange Commission Rule 15c3-3 (17 C.F.R. Section 240.15c3-3).

Bank shall cause Custodian to accept and hold the Collateral as bailee and/or custodian for Depositor to secure Bank's obligation to repay the deposits.

2. Receipts. The Collateral held by Custodian for the benefit of Depositor, as of the effective date of this Agreement, has been described on Trust Receipts (as defined in the Public Funds Law) issued by Custodian, copies of which Custodian has forwarded to Depositor, and such current Collateral is described on Exhibit "A" attached hereto and made a part hereof for all purposes. With respect to additional or substitute Collateral hereafter delivered by Bank to Custodian to hold for the benefit of Depositor, or any releases of securities previously held as Collateral ("Releases"), as contemplated by this Agreement, Custodian shall issue Trust Receipts or Releases describing such additional or substitute Collateral or released securities and forward copies of same to Depositor or to Bank with instructions that Bank deliver such Trust Receipts or Releases to Depositor immediately. Custodian shall issue and deliver Trust Receipts as soon as practicable on the same business day on which the Collateral is received by Custodian. Such Trust Receipts and Releases which are furnished to Depositor or Bank by Custodian from time to time shall be deemed a part of this Agreement without further action on the part of any party hereto, and this Agreement shall apply to such released, additional or substitute Collateral to the same extent as if it were described on Exhibit "A" attached hereto. If the Custodian is the Federal Reserve Bank, such Trust Receipts or Releases will consist of a written confirmation (the "Advice"). Such Advice shall be subject to the terms and conditions of all applicable regulations, operating circulars, bulletins and policies of the Federal Reserve Bank, including the terms and conditions of any applicable forms or agreements, as may now exist or hereafter be enacted, promulgated or issued by the Federal Reserve Bank (collectively "Applicable Regulations"). If the Custodian is the Federal Home Loan Bank of Dallas ("FHLB Dallas"), notwithstanding the foregoing, such Trust Receipts may be forwarded to Bank with instructions for Bank to immediately forward same to Depositor. Bank hereby agrees to comply with Custodian's instructions and forward each Trust Receipt to Depositor immediately upon request of same. Upon request of Depositor, Bank agrees to provide or cause Custodian to provide a then-current list of all Collateral pledged by Bank to secure Depositor's funds to update Exhibit "A" to this Agreement. If the Custodian is FHLB Dallas and the Custodian is forwarding Trust Receipts to Bank, Depositor may, at any time and from time to time, request that FHLB Dallas provide one or more Trust Receipts directly to Depositor, and FHLB Dallas shall, as soon as possible, but in no event later than three (3) business days from its receipt of the request, so provide the requested Trust Receipts to the Depositor, at no cost to the Depositor.

3. Required Collateral Value. Bank agrees with Depositor that the total market value of the Collateral securing uninsured deposits maintained by Depositor with Bank will at all times during the term of the Agreement be not less than (i) one hundred ten percent (110%) of the amount of such uninsured deposits, if the determination of the market value of Collateral is calculated less frequently than weekly by Bank, or (ii) one hundred five percent (105%) of the amount of such uninsured deposits if the determination of the market value of Collateral is calculated at least weekly by Bank (the "Required Collateral Value"). To insure that the Required Collateral Value is maintained, Bank will redetermine, on a daily basis, the amount of Depositor's uninsured deposits (taking into account that day's deposits, accrued interest, disbursements and withdrawals) held by Bank and (using the most recently determined market value of the Collateral) promptly add any additional Collateral which may be necessary to maintain the Required Collateral Value by either (i) depositing with Custodian for the purposes of this Agreement any additional Collateral or (ii) if the Custodian is the Federal Reserve Bank, transferring additional Collateral to a restricted securities account, joint safekeeping account or other similar account maintained by the Federal Reserve Bank. **Determination of the market value of Collateral will be calculated periodically as indicated by Bank on the signature page hereof or more frequently on Depositor's request;** provided, however, the foregoing shall not relieve Bank of its obligation to fully collateralize at all times the Depositor's uninsured deposits with Bank. If upon such periodic determination of the Collateral's market value, the Required Collateral Value is not then maintained, Bank will promptly deposit with Custodian for the purposes of this Agreement additional Collateral necessary to maintain the Required Collateral Value.

4. Release of Collateral. Custodian shall not release any part of the Collateral without Depositor's written authorization. Depositor agrees to furnish such authorization promptly upon Bank's request under the circumstances described in Sections 5, 6, or 8 of this Agreement. Depositor's authorization to Custodian to release from the Collateral only designated Eligible Securities shall terminate the security interest granted by Bank in this Agreement only with respect to such designated Eligible Securities. If the Custodian is the Federal Reserve Bank, this section shall apply except to the extent it is in conflict with the provisions of the Applicable Regulations, in which event the provisions of the Applicable Regulations shall govern the release of Collateral.

5. Substitution of Collateral. It is hereby agreed that upon obtaining the prior written consent of the Depositor, which consent shall not be unreasonably withheld, substitutions of the Collateral held hereunder may be made at any time so long as the fair market value of the Eligible Securities being substituted is at least equal to the fair market value of the Eligible Securities being removed. If the Custodian is the Federal Reserve Bank, this section shall apply except to the extent it is in conflict with the provisions of the Applicable Regulations, in which event the provisions of the Applicable Regulations shall govern the substitution of Collateral.

6. Excess Collateral. At such times as the aggregate market value of the Collateral held by Custodian exceeds the Required Collateral Value, Depositor, upon request by Bank, shall authorize Custodian to permit Bank to release the excess portion of the Collateral. Custodian shall have no further liability to Depositor with respect to those Eligible Securities released upon Depositor's authorization.

7. Additional Collateral. If at any time the aggregate market value of Collateral held by Custodian is less than the Required Collateral Value, Bank shall immediately upon learning of such circumstance, and without further action by Depositor, promptly either (i) deposit with Custodian sufficient additional Eligible Securities of the type specified in Section 1 as may be necessary to cause the aggregate market value of the Collateral to equal the Required Collateral Value, or (ii) transfer additional Eligible Securities of the type specified in Section 1 to the restricted securities account, joint safekeeping account or other similar account maintained by the Federal Reserve Bank as may be necessary to cause the aggregate market value of the Collateral to equal the Required Collateral Value and cause the Federal Reserve Bank to issue a corresponding Advice (and Bank will deposit with the Federal Reserve Bank additional Eligible Securities if and to the extent necessary to fulfill its obligations under this Agreement).

8. Earnings and Payments on Collateral. Bank shall be entitled to the interest income and earnings paid on the Collateral and Custodian may dispose of such interest income and earnings as directed by Bank without approval of Depositor, so long as Depositor has not notified Custodian of Bank's default under this Agreement. Bank shall not be entitled to and Custodian shall not release to Bank any partial or full call of the Collateral without Depositor's prior written authorization as described in Section 4 of this Agreement. If the Custodian is the Federal Reserve Bank, this section shall apply except to the extent it is in conflict with the provisions of the Applicable Regulations, in which event the provisions of the Applicable Regulations shall govern the disposition of interest earnings and principal payments on the Collateral.

9. Default and Remedies. If Bank fails at any time to pay and satisfy, when due, any check, draft, or voucher lawfully drawn against any deposit or becomes insolvent or materially breaches its contract with Depositor, a default shall exist under this Agreement and Depositor shall give written notice of such default to Bank, and Bank shall have ten (10) days to cure same. In the event Bank fails to do so, it shall be the duty of Custodian, upon written demand of Depositor, to surrender or transfer the Collateral to Depositor or Depositor's nominee and Bank hereby irrevocably authorizes Custodian to surrender or transfer the Collateral upon the conditions herein specified. Depositor may sell all or any part of such Collateral in a commercially reasonable manner and out of the proceeds of the Collateral may pay Depositor all damages and losses sustained by it, together with all expenses of any and every kind incurred by it on account of such failure or insolvency sale. Depositor shall account to Bank for the remainder, if any, of said proceeds or Collateral remaining unsold. Such sale may be either at public or private sale; provided, however, Depositor shall give Bank ten (10) days' written notice of the time and place where such sale shall take place, and such sale shall be to the highest bidder for cash. Depositor and Bank shall have the right to bid at such sale. If the Custodian is the Federal Reserve Bank, this section shall apply except to the extent it is in conflict with the provisions of the Applicable Regulations, in which event the provisions of the Applicable Regulations shall govern the Depositor's exercise of remedies against the Collateral.



10. Authorization and Records. The Bank Board has authorized the pledge of Bank assets to collateralize uninsured deposits maintained by Depositor pursuant to resolutions substantially in the form of Annex I attached to the form of Resolution Certificate and Certificate of Incumbency attached hereto as Exhibit "B" (the "Resolution Certificate"), and has authorized the undersigned Bank officer to enter into, execute and deliver to Depositor this Agreement on behalf of Bank and to take all action which may be necessary or appropriate to create and perfect the security interest in the Collateral contemplated hereunder. Bank shall deliver to Depositor a fully executed Resolution Certificate as a condition precedent to the effectiveness of this Agreement and shall advise Depositor immediately of any revocation, amendment or modification thereof. Bank shall maintain this Agreement, its copies of all Trust Receipts, Releases and Advices, and the Resolution Certificate among its official records continuously until such time as this Agreement is terminated and all uninsured deposits of Depositor have been properly and fully paid out. This Agreement may be executed in one or more counterparts, each of which shall be an original.

11. Authorized Representative; Depositor Agreements. The Depositor hereby confirms that it has previously authorized its Investment Officer, Bookkeeper and/or Tax Assessor-Collector to execute this Agreement and any documentation required in connection therewith, including specifically pursuant to the Applicable Regulations and documentation related thereto, and to represent it and act on its behalf in any and all matters of every kind arising under this Agreement. During the term of this Agreement, the Depositor may further designate an additional officer or officers to singly or jointly represent and act on behalf of Depositor in any and all matters of every kind arising under this Agreement and, in such event, shall provide written notice thereof to Bank. In the event of any conflict between the provisions of this Agreement and any other agreement between the Depositor and the Bank relating to the deposits, this Agreement will control, unless the conflict is with the Applicable Regulations, in which event the Applicable Regulations will control. Bank and Depositor specifically agree that Depositor's prior approval is required for any par-for-par Collateral substitutions.

12. Custodian as Bailee. Custodian will identify the pledge by Bank to Depositor of the Collateral on the Custodian's books and records and any additional or substitute Collateral and issue to Bank and Depositor Trust Receipts covering the Collateral. Custodian shall issue and deliver such Trust Receipts to Bank and Depositor as soon as practicable on the same business day on which the Collateral is received. Similarly, Custodian will promptly remove from its books and records any securities released from the pledge by Bank in compliance with the terms of this Agreement and issue to Bank and Depositor appropriate Releases identifying the released securities. Custodian acknowledges that it is the bailee of Depositor for purposes of Section 2257.044 of the Public Funds Law, and its custodial capacity is deemed to be set forth on any Trust Receipt delivered to Bank and Depositor, whether such capacity is expressly so noted or not. If the Custodian is the Federal Reserve Bank, this section shall not apply, but Bank acknowledges the provisions of the Applicable Regulations which provide that the Federal Reserve Bank is acting as custodian/bailee; that the Collateral identified on the Advice is subject to the custodial provisions of the Applicable Regulations; and that the disposition thereof is subject to Depositor's approval.

13. Financial Condition. Bank will provide a statement of its financial position to the Depositor on at least a quarterly basis. Bank will provide to the Depositor an annual statement audited by its outside auditors including a statement by its outside auditors as to its "fair presentation."

14. Amendment, Modification, Renewal. Each permitted release of previously pledged Collateral and each addition to or permitted substitution for Collateral shall be deemed and considered, without further action by Bank or Depositor, as an amendment to Exhibit "A" attached hereto and a contemporaneous renewal and extension of this Agreement for the term hereinafter stated upon the same terms and containing the same provisions as set forth herein, except as the Collateral subject to this Agreement may be modified or amended thereby; provided, however, that any such renewal and extension shall not affect any transaction entered into prior to such renewal and extension until Bank shall have properly and fully paid out all uninsured deposits (including any uninsured time deposits) and Depositor shall have authorized Custodian to redeliver to Bank's sole control all Collateral then in Custodian's possession. Otherwise, this Agreement may not be amended or modified except by mutual written agreement of the parties hereto.

15. Term. Unless sooner terminated as hereinafter provided, the term of this Agreement, and any renewal or extension hereof resulting from any release, addition to or substitution of securities pledged as Collateral hereunder, shall commence on the date of this Agreement, or the date of such release, addition or substitution, and continue for a term of ten (10) years.

16. Termination. Either Depositor, Bank or Custodian may terminate this Agreement prior to the expiration of the term hereof upon thirty (30) days' advance written notice to the other parties or by entering into a new Public Funds Depositor Collateral Security Agreement which is intended to supercede and replace this Agreement; provided, however, that the terms of this Agreement shall continue to apply to all transactions entered into prior to such termination and until Bank shall have properly and fully paid out all uninsured deposits (including any uninsured time deposits) and Depositor shall have authorized Custodian to redeliver to Bank's sole control all Collateral then in Custodian's possession.

17. Custodian Fees. Any and all fees associated with the Custodian's holding of Collateral for the benefit of the Depositor will be paid by Bank and the Depositor will have no liability therefor.

18. Representations. (a) As required by Chapter 2271, Texas Government Code, Bank hereby verifies that Bank, including a wholly owned subsidiary, majority-owned subsidiary, parent company or affiliate of the same, does not boycott Israel and will not boycott Israel through the term of this Agreement. Custodian hereby verifies that Custodian, including a wholly owned subsidiary, majority-owned subsidiary, parent company or affiliate of the same, does not boycott Israel and will not boycott Israel through the term of this Agreement. The term "boycott Israel" in this paragraph has the meaning assigned to such term in Section 808.001 of the Texas Government Code, as amended.

(b) Pursuant to Chapter 2252, Texas Government Code, Bank represents and certifies that, at the time of execution of this Agreement neither Bank, nor any wholly owned subsidiary, majority-owned subsidiary, parent company or affiliate of the same, is a company listed by the Texas Comptroller of Public Accounts under Sections 2270.0201 or 2252.153 of the Texas Government Code. Custodian represents and certifies that, at the time of execution of this Agreement neither Custodian, nor any wholly owned subsidiary, majority-owned subsidiary, parent company or affiliate of the same, is a company listed by the Texas Comptroller of Public Accounts under Sections 2270.0201 or 2252.153 of the Texas Government Code.

(c) Pursuant to Section 2274.002, Texas Government Code (as added by Senate Bill 13, 87<sup>th</sup> Texas Legislature, Regular Session), as amended, Bank and Custodian each hereby verify, on behalf of themselves but not the other, that Bank and Custodian, including a wholly owned subsidiary, majority-owned subsidiary, parent company or affiliate of the same, does not boycott energy companies, and will not boycott energy companies during the term of this Agreement. As used in the foregoing verification, "boycott energy companies" shall have the meaning assigned to the term "boycott energy company" in Section 809.001, Texas Government Code.

(d) Pursuant to Section 2274.002, Texas Government Code (as added by Senate Bill 19, 87<sup>th</sup> Texas Legislature, Regular Session), as amended, Bank and Custodian each hereby verify, on behalf of themselves but not the other, that Bank and Custodian, including a wholly owned subsidiary, majority-owned subsidiary, parent company or affiliate of the same, (i) does not have a practice, policy, guidance or directive that discriminates against a firearm entity or firearm trade association, and (ii) will not discriminate against a firearm entity or firearm trade association during the term of the Agreement. As used in the foregoing verifications, "discriminate against a firearm entity or trade association" shall have the meaning assigned to such term in Section 2274.001(3), Texas Government Code.

(e) Bank acknowledges that the District has disclosed and hereby discloses that certain funds within the custody of the Depositor which may be deposited or invested with Bank are by law or under a bond indenture required to be set aside to discharge a debt owed to the holder(s) of the Depositor's outstanding notes and/or bonds. As such, these funds shall be deemed to be a deposit by a trustee of trust funds of which the holder(s) are pro rata beneficiaries in accordance with 12 C.F.R. §330.15(c). Such funds held in trust for the holder(s) of the Depositor's notes and bonds are deposited within the account(s) titled "Bond Fund", "Bond Account", "Debt Service Fund", "Debt Service Account", "Interest and Sinking Fund", "Interest and Sinking Account", or other similar name sufficient to satisfy the requirements of 12 C.F.R. §330.5(b) indicating that such funds are pledged towards the payment of principal and interest on the Depositor's bonds and notes. Bank further acknowledges that the Depositor may be acting in a fiduciary capacity on behalf of certain persons or entities who may, in turn, be acting in a fiduciary capacity for subsequent purchasers and/or holders of the Depositor's outstanding bonds and notes.

(f) Bank will continuously maintain an executed copy of this Agreement in its "deposit account records" (as defined in 12 C.F.R. §330.1(e)) for so long as Bank holds any funds of or within the custody of the Depositor.

19. Governing Law. This Agreement shall be governed by and construed in accordance with the Laws of the State of Texas.

20. Parties in Interest. This Agreement shall be for the benefit of the Parties hereto and their legal successors and assigns and, except as may be provided in Section 10 hereof, shall not be construed to confer rights upon any other person.

[Signature Pages Follow]



In witness whereof, the parties hereto have caused this Agreement to be executed by their duly authorized representatives as of the day first above written.

DEPOSITOR:

CNP Utility District

By: \_\_\_\_\_

Name: \_\_\_\_\_

Title: \_\_\_\_\_

Bank hereby agrees that it will periodically determine the market value of Collateral and maintain the corresponding Required Collateral Value throughout the term of this Agreement as indicated below; further, in the event no indication is made below, the Required Collateral value for all purposes of the Agreement shall be 110%:

- |                          |                           |                   |
|--------------------------|---------------------------|-------------------|
| <input type="checkbox"/> | Less frequent than weekly | No less than 110% |
| <input type="checkbox"/> | Weekly                    | No less than 105% |

BANK:

\_\_\_\_\_

By: \_\_\_\_\_

Name: \_\_\_\_\_

Title: \_\_\_\_\_

The Custodian, if other than the Federal Reserve Bank, joins in the execution of this Agreement for purposes of Sections 4, 8, 9, 12, 16 and 18, and if the Custodian is the Federal Reserve Bank, such joinder is to be evidenced as set forth in the Applicable Regulations, the Advice and any documentation related thereto.

CUSTODIAN:

\_\_\_\_\_

By: \_\_\_\_\_

Name: \_\_\_\_\_

Title: \_\_\_\_\_

EXHIBIT "A"

[Description of Eligible Securities Pledged]



**EXHIBIT "B"**

RESOLUTION CERTIFICATE  
AND CERTIFICATE OF INCUMBENCY

OF \_\_\_\_\_ (BANK)

The undersigned hereby certifies as follows:

1. I am the officer of the Bank holding the title designated on the signature line of this Certificate.

2. Attached hereto as Annex I is a full, true and correct copy of resolutions (the "Resolutions") duly adopted by the [Board of Directors] [Loan Committee] of the Bank in conformity with the Articles of Association and By-laws of the Bank and in accordance with the laws of the State of Texas.

3. The Resolutions have not been amended, modified or rescinded, and are in full force and effect on the date hereof.

4. The Bank is duly organized and existing under the laws of \_\_\_\_\_.

5. All franchise and other taxes required to maintain the Bank's existence have been paid and none of such taxes are delinquent.

6. No proceedings are pending for the forfeiture of the Bank's authority to do business or for its dissolution, voluntarily or involuntarily.

7. The Bank is qualified to do business in each state where the nature of its business requires such qualification.

8. There is no provision in the Articles of Association, By-laws or any other agreement, indenture or contract to which the Bank or its property is subject which limits the Resolutions, and the Resolutions are in conformity with the provision of the Bank's Articles of Association and By-laws and with proceedings of the Board of Directors.

9. This resolution is made in order to comply with requirements of the Financial Institutions Reform, Recovery and Enforcement Act of 1989, as amended, and 12 U.S.C. 1823(e), and shall constitute a business record of the Bank and shall be continuously maintained in the official business records of Bank.

10. The undersigned officers have been duly elected to the positions set opposite their respective names below and are qualified to act in the present capacities in which they sign for the Bank.

11. The signatures appearing opposite each of the undersigned officers is his or her authentic signature and each of the undersigned holds the office designated for the same.

<u>Name</u>	<u>Office</u>	<u>Signature</u>
_____	_____	_____
_____	_____	_____

EXECUTED the \_\_\_\_\_ day of \_\_\_\_\_, 20\_\_.

\_\_\_\_\_  
Name: \_\_\_\_\_  
Title: [Secretary] [Recording Officer]

ANNEX I  
RESOLUTIONS

RESOLVED, that this Bank shall secure all deposits of \_\_\_\_\_  
(the "District") in excess of amounts insured by the Federal Deposit Insurance Corporation  
("Excess Funds") on deposit with the Bank at any time in whatever amount; and further

RESOLVED, in regard to the above referenced deposits, that the Chairman of the Board  
of Directors, President, any Executive Vice President, any Vice President, any Assistant Vice  
President, or any other officer of the Bank is hereby authorized and directed to execute for and  
on behalf of the Bank the following documents, it being further agreed that the execution of any  
of the same prior to the adoption of these resolutions is hereby ratified, confirmed and adopted:

1. A Public Funds Depositor Collateral Security Agreement (the "Collateral Security  
Agreement") in favor of the District, covering the Collateral described therein;
2. Such other and further documents as may be deemed necessary or desirable by  
such officer or as required by the District in regard to the securing of the Excess Funds; and  
further

RESOLVED, that the officers executing any of the above described documents are  
hereby authorized and empowered to do and perform any and all actions required by the terms  
and provisions of same to execute the same in the name and on behalf of the Bank, in such  
number of counterparts as the officer or officers executing the same shall deem necessary or  
desirable, with such terms, conditions, modifications, changes and provisions as the officer or  
officers executing the same may approve, the execution of such documents to evidence approval  
of the terms thereof conclusively; and further

RESOLVED, that any and all instruments executed and delivered on behalf of the Bank in connection with these resolutions by any person purporting to be an officer of the Bank shall be deemed to be the act of the Bank and shall be in all respects binding against the Bank; and further

RESOLVED, that all actions of all officers, agents or other representatives of the Bank taken or performed up to the date hereof in respect to the preparation, execution and delivery of the documents, certificates or other instruments contemplated hereby, and the taking prior to the date hereof of any and all actions otherwise required by the terms and provisions of the above referenced documents, be, and they hereby are, in all respects approved, ratified and confirmed; and further

RESOLVED, that this approval is intended to comply in all respects with the requirements of applicable statutory law relating to insurance of accounts including specifically, but without limitation, the requirements of 12 U.S.C.A. §§ 1821(d)(9)(A) and 1823(e); and further

RESOLVED, that any deposit agreements between Bank and District and/or the Collateral Security Agreement are all intended to be, and shall be deemed to be, official records of the Bank; and further

RESOLVED, that any deposit agreements between Bank and District, the Collateral Security Agreement and these Resolutions shall be continuously maintained in the business records of the Bank.



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## CNP UD

# Communications Meeting Report

September 18, 2025

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The following report details updates for any communication projects and tasks for CNP UD that have occurred since the last regular board meeting.

### Website Updates

No new updates

### News Posts

The following news posts were created:

- ["September 18<sup>th</sup> Public Meeting"](#) notice

### Resident Inquires

Residents can submit inquiries through the [Contact Us](#) page. Submissions are received by our team and answered directly or forwarded to the appropriate consultant for answering.

- No resident inquiry this cycle

### Website Statistics

Analytics window August – September

- Primary navigation was from Direct Linking, followed by Organic Searches
  - 74 New users (up from 79)
  - 88 users overall (up from 89)
  - 292 pageviews (down from 241)
  - 608 navigational events (down from 543)
- Bill Payment Information was the most viewed page
- Contact Us had the second most viewed page
- Board of Directors was the third most viewed
- Board Meetings was the fourth most viewed page
- Map of the District was the fifth most viewed page
- Documents was the sixth most viewed page

### Open Items

- No open items at this time

### Action Items

- No action items at this time