

**LEXINGTON OAKS
COMMUNITY DEVELOPMENT
DISTRICT**

JANUARY 20, 2011

Agenda Package

Lexington Oaks Community Development District

Severn Trent Services, Management Services Division

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January 13, 2011

Board of Supervisors
Lexington Oaks
Community Development District

Dear Board Members:

The regular meeting of the Board of Supervisors of the Lexington Oaks Community Development District will be held on Thursday, January 20, 2011 at **8:30 a.m.** at the Lexington Oaks Clubhouse, 26304 Lexington Oaks Boulevard, Wesley Chapel, Florida. Following is the advance agenda for this meeting:

1. Roll Call
2. Pledge of Allegiance
3. Approval of the Minutes of the December 16, 2010 Meeting
4. Discussion of Fitness Personal Training and Fitness Boot Camp
5. Discussion of the Brighthouse vs. the Verizon Issue and if Brighthouse Can Set Up Phone Service With the Two Gates Under CDD Control
6. Attorney's Report
7. Engineer's Report
8. Discussion/Update of Capital Project Items - Update on Pasco County Maintenance of Roads
9. Manager's Report
10. Staff Report - Site/Clubhouse Manager
11. Supervisors' Requests and Comments
12. Audience Comments
13. Approval of the Financial Statements, Check Registers and Invoices
14. Adjournment

Enclosed for your review is a copy of the minutes of the December 16, 2010 meeting.

The financials, check registers and invoices for the period ending December 31, 2010 are enclosed. Any other supporting documentation for the items listed above will be distributed at the meeting. The balance of the agenda is routine in nature and staff will present their reports at the meeting. In the meantime, if you have any questions, please contact me.

Sincerely,



Andrew P. Mendenhall/dmm

Project Management Professional

cc: Tracy Robin
Jeffrey Siewert

Minutes

**MINUTES OF MEETING
LEXINGTON OAKS
COMMUNITY DEVELOPMENT DISTRICT**

The regular meeting of the Board of Supervisors of the Lexington Oaks Community Development District was held on Thursday, December 16, 2010 at 8:30 a.m. at the Lexington Oaks Clubhouse, 26304 Lexington Oaks Boulevard, Wesley Chapel, Florida.

Present and constituting a quorum were:

Fritz Nystrom	Chairman
Don Peters	Vice Chairman
Bob Hendrick	Assistant Secretary
Peter Hanzel	Assistant Secretary
Rick Carroll	Assistant Secretary

Also present were:

Andy Mendenhall	District Manager
Tracy Robin	District Counsel
Jeffrey Siewert	District Engineer
Todd Wilhelmi	Site Manager
Aaron Toli	OneSource

The following is a summary of the minutes and actions taken at the December 16, 2010 Lexington Oaks Board of Supervisors meeting.

FIRST ORDER OF BUSINESS

Roll Call

Mr. Nystrom called the meeting to order and called the roll.

SECOND ORDER OF BUSINESS

Pledge of Allegiance

The Pledge of Allegiance was recited.

THIRD ORDER OF BUSINESS

Approval of the Minutes of the November 18, 2010 Meeting

Each Board member received a copy of the minutes of the November 18, 2010 meeting and the Board made several changes which will be incorporated into the minutes.

On MOTION by Mr. Peters seconded by Mr. Hendrick with all in favor the minutes of the November 18, 2010 meeting were approved as amended.

Aaron Toli – OneSource

Mr. Toli addressed the following:

- Three proposals were presented; copies of which are attached for the record.
 - Remove existing plants and dress up front of CDD office with new plants as listed for \$1,034.50.
 - Tear out sod and add two pallets of Celebration St. Augustine for semi-shaded area of island at the entrance island of Lexington Oaks Boulevard for \$579.00.
 - Add 300 cubic yards of pine bark mulch to tree rings and bed areas up and down Lexington Oaks Boulevard for \$10,950.00.
- Discussion ensued with regard to the proposal for plants in front of the office in the amount of \$1,034.50.

Mr. Peters moved to approve the proposal for plantings in front of the office in the amount of \$1,034.50 and Mr. Carroll seconded the motion.

- Supervisor Hanzel feels the front entrance looks reasonably well and the plantings are not necessary and cannot justify spending \$1,034.50 especially this time of year.

On Voice Vote with Mr. Nystrom, Mr. Peters, Mr. Hendrick and Mr. Carroll in favor and Mr. Hanzel opposed the prior motion was approved.

- Discussion ensued with regard to the proposal to add two pallets of Celebration St. Augustine for semi-shaded area of island at the entrance center island of Lexington Oaks Boulevard.
- Supervisor Carroll noted he was not familiar with the area and wanted to inspect it prior to making a decision.

On MOTION by Mr. Hanzel seconded by Mr. Hendrick with Mr. Hanzel, Mr. Hendrick, Mr. Nystrom and Mr. Peters in favor and Mr. Carroll opposed the proposal to put 920 sq. ft. of Celebration sod, St. Augustine at the front entrance of Lexington Oaks Boulevard in the center aisle for \$579 was accepted.

- Discussion ensued with regard to the proposal to add 300 cubic yards of pine bark mulch to tree rings and bed areas up and down Lexington Oaks Boulevard in the amount of \$10,950. It was noted this is part of the semi-annual replenish program.

On MOTION by Mr. Peters seconded by Mr. Hendrick with Mr. Peters, Mr. Hendrick, Mr. Nystrom and Mr. Carroll in favor and Mr. Hanzel opposed the proposal to add 300 cubic yards of mulch for \$10,950 was accepted.

FOURTH ORDER OF BUSINESS

Attorney's Report

Mr. Robin addressed the following:

- A response was filed this week regarding the lawsuit by John Lang who was involved in a motorcycle accident in 2006. This was monitored until the carrier picked it up and he expects District involvement will be minimal and the carrier will provide the defense for the case.
- Discussion ensued with regard to the draft Settlement Agreement and Release with American Consulting Engineers of Florida, LLC pertaining to the parking lot adjacent to the fitness center.

On MOTION by Mr. Hanzel seconded by Mr. Hendrick with all in favor the Chairman was authorized to execute the Release Agreement upon receipt of the \$8,000 settlement.

- Mr. Robin noted that when the last requisition is processed a Certificate of Completion will be required from Mr. Siewert indicating the project is complete.

- Discussion ensued with regard to the John Lang lawsuit and District Counsel encouraged the Board to avoid discussions about liability and the facts of the case, etc. in meetings. If there are questions they should contact counsel who is handling the case.
- Mr. Mendenhall noted the insurance company denied the claim over a year ago finding no fault of the District when they investigated.

FIFTH ORDER OF BUSINESS

Engineer's Report

Mr. Siewert addressed the following:

- It was recommended the BioMass proposal to rehab banks of Pocono Aptitude Terrace Pond #28 be done as soon as possible. The Board has already approved this but the timeframe needs to be decided. Discussion ensued and it was agreed the work can begin on January 3, 2011.
- Pond inspection was completed and two pond certifications were forwarded to SWFWMD keeping within the timeframe of the spreadsheet.
- Staff is ready to proceed with comprehensive assessment of ponds. It will take a few days to walk the areas and mark on drawings where preventative maintenance is required per pond with spreadsheet of cost and then prioritize with input from the Board. He estimates the project will cost less than \$3,000. It was suggested funds spent to date on each pond be included in the spreadsheet.
- He noted the assessment on building a wall in the conservation area is not complete.
- A lengthy discussion ensued with regard to security in the District, installing a fence and SWFWMD regulations and Mr. Siewert will pursue what actions can be taken regarding regulations and the conservation area.
- The mitigation areas have been included in the map.

The record will reflect Mr. Robin left the meeting.

SIXTH ORDER OF BUSINESS

**Discussion/Update of Capital Project
Items – Update on Pasco County
Maintenance of Roads**

- Mr. Mendenhall noted the Pasco County representative will contact him when this item is placed on their meeting agenda. He will continue to follow up with the County.

SEVENTH ORDER OF BUSINESS

Manager's Report

Mr. Mendenhall addressed the following:

- The Reserve Fund in this year's budget is broken out four ways; ponds 58%, sidewalks 38%, clubhouse 3% and the fitness center 1%. Previously this was not done so there is a \$34,998 lump sum which needs to be allocated.
- Discussion ensued on how the Board wants to distribute the \$34,998 and it was decided to use the same percentages as previously allocated.

On MOTION by Mr. Nystrom seconded by Mr. Peters with all in favor staff was authorized to allocate the \$34,998 as presented.

- A letter to the owners of 5610 Spectacular Bid Drive regarding the individuals residing at that address and the Hawthorne Village gate damage was reviewed; a copy of which is attached for the record. Mr. Mendenhall will proceed with sending the letter to the owners.

EIGHTH ORDER OF BUSINESS

Staff Report – Site/Clubhouse Manager

Mr. Wilhelmi addressed the following:

- A list of fees last reviewed and updated January 7, 2008 was distributed; a copy of which is attached for the record. It was suggested the Supervisors review the list and any concerns or questions be discussed at the next workshop.
- Regarding the painting of the wall in Pocono, Motts will not do it for less than the \$1,218 proposal they previously submitted. Mr. Wilhelmi recommends doing this in-house at a cost of \$300 and the Board agreed.
- He recommends Keith and he wear uniform shirts and the office staff have name tags for a cost of approximately \$250.40.

Mr. Peters moved to accept the uniform/name tag recommendation of Mr. Wilhelmi.

The prior motion died for lack of a second. It was requested this item be placed on the next workshop agenda.

Mr. Hendrick moved to authorize Mr. Wilhelmi purchase name tags for all staff and Mr. Hanzel seconded the motion.

- Discussion ensued with regard to staff wearing name tags.

On Voice Vote with Mr. Peters, Mr. Hendrick, Mr. Nystrom and Mr. Carroll in favor and Mr. Hanzel opposed the prior motion was approved.

- Discussion ensued and staff was directed to have a photo ID included on the name tags.
- Still waiting for additional proposals on the shade awning for the playground.
- As requested, for information purposes, a list of clubhouse rental/fitness center income for the last fiscal year and the past two months was prepared; a copy of which is attached for the record.

NINTH ORDER OF BUSINESS

Supervisors' Requests and Comments

- It was noted a complaint was received regarding trespassing on property to get to the pond near Cigar Road.
- Supervisor Hanzel noted he has a meeting with Pat Murray to review the \$60,000 expense for repair of the roads.
- Supervisor Peters noted he received a request for a *Deer Crossing* sign at the entrance to Lexington Oaks. Mr. Wilhelmi will follow-up with the county on this.

TENTH ORDER OF BUSINESS

Audience Comments

There not being any, the next item followed.

ELEVENTH ORDER OF BUSINESS

Approval of Financial Statements, Check Registers and Invoices

- The financials for the period ending November 30, 2010 were reviewed.

unapproved
12-22-10
10:00 a.m.

The record will reflect Supervisor Hanzel left the meeting.

On MOTION by Mr. Hendrick seconded by Mr. Carroll with all in favor the financials for the period ending November 30, 2010 were accepted.

TWELFTH ORDER OF BUSINESS

Adjournment

There being no further business,

On MOTION by Mr. Nystrom seconded by Mr. Peters with all in favor the meeting was adjourned.

Andrew P. Mendenhall
Secretary

A. Fritz Nystrom
Chairman

THIRTEENTH ORDER OF BUSINESS

Financials

**Lexington Oaks
Community Development District**

Financial Report

December 31, 2010

Prepared by



Lexington Oaks Community Development District

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**Lexington Oaks
Community Development District**

Financial Statements

(Unaudited)

December 31, 2010

**Lexington Oaks
Community Development District**

Governmental Funds

**Balance Sheet
December 31, 2010**

ACCOUNT DESCRIPTION	GENERAL FUND	GENERAL FUND - HAWTHORNE GATE FUND	GENERAL FUND - PREAKNESS GATE FUND	SERIES 2002 DEBT SERVICE FUND	SERIES 2008A-1 DEBT SERVICE FUND	SERIES 2008A-2 DEBT SERVICE FUND	SERIES 2002 CAPITAL PROJECTS FUND	TOTAL
ASSETS								
Cash in Bank	\$ 769,494	-	\$ -	-	-	-	-	\$ 769,494
Due From Other Funds	-	10,761	29,415	-	-	-	-	40,176
Investments:								
Certificates of Deposit - 450 Days	172,726	-	-	-	-	-	-	172,726
Money Market Account	1,685	-	-	-	-	-	-	1,685
Acquisition Fund	-	-	-	-	-	-	6,984	6,984
Reserve Fund	-	-	-	344,085	23,387	14,771	-	382,243
Revenue Fund	-	-	-	464,233	237,999	158,869	-	861,101
Prepaid Items	806	-	-	-	-	-	-	806
TOTAL ASSETS	\$ 944,711	\$ 10,761	\$ 29,415	\$ 808,318	\$ 261,386	\$ 173,640	\$ 6,984	\$ 2,235,215
LIABILITIES								
Accounts Payable	\$ 13,280	\$ 44	\$ 48	\$ -	\$ -	\$ -	\$ -	\$ 13,372
Accrued Expenses	30,426	-	-	-	-	-	-	30,426
Accrued Wages Payable	83	-	-	-	-	-	-	83
Sales Tax Payables	56	-	-	-	-	-	-	56
Due To Other Funds	40,176	-	-	-	-	-	-	40,176
TOTAL LIABILITIES	84,021	44	48	-	-	-	-	84,113
FUND BALANCES								
Reserved for Debt Service	-	-	-	808,318	261,386	173,640	-	1,243,344
Reserved for Capital Projects	-	-	-	-	-	-	6,984	6,984
Reserves - Clubhouse	498	-	-	-	-	-	-	498
Reserves - Fitness Center	350	-	-	-	-	-	-	350
Reserves - Sidewalks	13,299	-	-	-	-	-	-	13,299
Reserves - Ponds	20,299	-	-	-	-	-	-	20,299
Unreserved/Undesignated	826,244	10,717	29,367	-	-	-	-	866,328
TOTAL FUND BALANCES	\$ 860,690	\$ 10,717	\$ 29,367	\$ 808,318	\$ 261,386	\$ 173,640	\$ 6,984	\$ 2,151,102
TOTAL LIABILITIES & FUND BALANCES	\$ 944,711	\$ 10,761	\$ 29,415	\$ 808,318	\$ 261,386	\$ 173,640	\$ 6,984	\$ 2,235,215

**Lexington Oaks
Community Development District**

General Fund

*Statement of Revenues, Expenditures and Changes in Fund Balances
For the Period Ending December 31, 2010*

ACCOUNT DESCRIPTION	ANNUAL ADOPTED BUDGET		YEAR TO DATE		YEAR TO DATE		YTD ACTUAL AS A % OF ADOPTED BUD		DECEMBER-10		VARIANCE (\$)	
	BUDGET		BUDGET	ACTUAL	BUDGET	ACTUAL	FAV(U)FAV)	ADOPTED BUD	BUDGET	ACTUAL	FAV(U)FAV)	
REVENUES												
Interest - Investments	\$ 3,500	\$ 876	\$ 870	\$ (6)	24.86%	\$ 292	\$ 344	\$ 52				
Room Rentals	6,000	1,500	1,634	134	27.23%	500	749	249				
Special Assmnts- Tax Collector	1,038,216	346,072	912,487	566,415	87.89%	173,036	848,810	675,774				
Special Assmnts- Discounts	(41,529)	(13,843)	(36,557)	(22,714)	88.03%	(6,922)	(33,891)	(26,969)				
Other Miscellaneous Revenues	2,000	501	2,909	2,408	145.45%	167	2,777	2,610				
TOTAL REVENUES	1,008,187	335,106	881,343	546,237	87.42%	167,073	818,789	651,716				
EXPENDITURES												
Administrative												
P/R-Board of Supervisors	21,000	6,000	6,000	-	28.57%	2,000	2,000	-				
Payroll-Other	2,400	600	585	15	24.38%	200	169	31				
FICA Taxes	1,607	459	459	-	28.56%	153	153	-				
ProfServ-Arbitrage Rebate	1,350	-	-	-	0.00%	-	-	-				
ProfServ-Dissemination Agent	2,000	-	-	-	0.00%	-	-	-				
ProfServ-Engineering	15,000	3,750	-	3,750	0.00%	1,250	-	1,250				
ProfServ-Legal Services	10,000	2,499	1,808	691	18.08%	833	1,079	(246)				
ProfServ-Mgmt Consulting Serv	54,042	13,511	13,511	-	25.00%	4,504	4,504	-				
ProfServ-Property Appraiser	150	150	-	150	0.00%	-	-	-				
ProfServ-Special Assessment	12,793	12,793	12,793	-	100.00%	12,793	12,793	-				
ProfServ-Trustee	7,500	-	-	-	0.00%	-	-	-				
ProfServ-Web Site Development	500	126	170	(44)	34.00%	42	-	42				
Auditing Services	11,500	-	-	-	0.00%	-	-	-				
Communication - Telephone	1,500	375	237	138	15.80%	125	57	68				
Postage and Freight	3,000	750	176	574	5.87%	250	62	188				
Insurance - General Liability	5,789	2,896	2,261	634	39.06%	1,447	714	733				
Printing and Binding	5,000	1,251	914	337	18.28%	417	268	149				
Legal Advertising	875	219	115	104	13.14%	73	-	73				
Misc-Bank Charges	600	150	127	23	21.17%	50	48	2				
Misc-Assessmnt Collection Cost	20,764	6,922	17,519	(10,597)	84.37%	3,461	16,298	(12,837)				

**Lexington Oaks
Community Development District**

*Statement of Revenues, Expenditures and Changes in Fund Balances
For the Period Ending December 31, 2010*

ACCOUNT DESCRIPTION	ANNUAL ADOPTED BUDGET	YEAR TO DATE BUDGET	YEAR TO DATE ACTUAL	VARIANCE (\$) FAV/(UNFAV)	YTD ACTUAL AS A % OF ADOPTED BUD	DECEMBER-10 BUDGET	DECEMBER-10 ACTUAL	VARIANCE (\$) FAV/(UNFAV)
Misc-County Tax Bill	3,000	3,000	3,008	(8)	100.27%	-	-	-
Office Supplies	1,000	249	101	148	10.10%	83	48	35
Annual District Filing Fee	175	175	175	-	100.00%	-	-	-
Total Administrative	181,545	55,874	59,959	(4,085)	33.03%	27,881	38,193	(10,512)
Water-Sewer Comb Services	15,000	3,750	3,115	635	20.77%	1,250	1,000	250
Utility - Water & Sewer	15,000	3,750	3,115	635	20.77%	1,250	1,000	250
Total Water-Sewer Comb Services	15,000	3,750	3,115	635	20.77%	1,250	1,000	250
Flood Control/Stormwater Mgmt	28,000	6,989	6,915	84	24.70%	2,333	2,305	28
Contracts-Lake and Wetland	2,000	501	-	501	0.00%	167	-	167
R&M-Lake	3,200	800	-	800	0.00%	-	-	-
Total Flood Control/Stormwater Mgmt	33,200	8,300	6,915	1,385	20.83%	2,500	2,305	195
Field	230,557	57,639	57,639	-	25.00%	19,213	19,213	-
Contracts-Landscape	12,000	3,000	3,000	-	25.00%	-	-	-
Contracts-Landscape Consultant	7,394	3,697	2,309	1,388	31.23%	1,849	813	1,036
Insurance - Property	5,000	1,251	100	1,151	2.00%	417	100	317
R&M-Entry Feature	14,000	3,501	5,543	(2,042)	39.59%	1,167	4,095	(2,928)
R&M-Irrigation	10,000	2,499	493	2,006	4.93%	833	293	540
R&M-Plant Replacement	43,866	10,967	5,544	5,423	12.64%	3,656	5,544	(1,888)
R&M-Mulch/Annuals	35,000	8,750	43,011	(34,261)	122.89%	2,917	6,843	(3,926)
Capital Improvements - General	357,817	91,304	117,639	(26,335)	32.88%	30,052	36,901	(6,849)
Total Field	230,557	57,639	57,639	-	25.00%	19,213	19,213	-
Utility	1,507	377	377	-	25.02%	126	126	-
Contracts-Solid Waste Services	2,400	600	733	(133)	30.54%	200	367	(167)
Communication - Teleph - Field	145,000	36,249	37,095	(846)	25.58%	12,083	14,751	(2,668)
Electricity - General	148,907	37,226	38,205	(979)	25.66%	12,409	15,244	(2,835)
Total Utility	148,907	37,226	38,205	(979)	25.66%	12,409	15,244	(2,835)

**Lexington Oaks
Community Development District**

General Fund

*Statement of Revenues, Expenditures and Changes in Fund Balances
For the Period Ending December 31, 2010*

ACCOUNT DESCRIPTION	ANNUAL ADOPTED BUDGET	YEAR TO DATE BUDGET	YEAR TO DATE ACTUAL	VARIANCE (\$) FAV(UNFAV)	YTD ACTUAL AS A % OF ADOPTED BUD	DECEMBER-10 BUDGET	DECEMBER-10 ACTUAL	VARIANCE (\$) FAV(UNFAV)
Road and Street Facilities								
Misc-Street Cleaning	3,000	750	639	111	21.30%	250	213	37
Total Road and Street Facilities	3,000	750	639	111	21.30%	250	213	37
Parks and Recreation - General								
Payroll-Salaried	100,000	24,999	21,983	3,016	21.98%	8,333	7,203	1,130
Payroll-Lifeguards	6,000	-	-	-	0.00%	-	-	-
FICA Taxes	8,109	2,027	1,721	306	21.22%	676	559	117
Workers' Compensation	2,400	1,200	1,055	145	43.96%	600	527	73
Contracts-Security Services	2,000	500	20	480	1.00%	-	(120)	120
Contracts-Sheriff	15,000	3,750	5,053	(1,303)	33.69%	1,250	1,240	10
Contracts-Warranty Services	10,740	2,665	2,665	-	25.00%	895	895	-
R&M-Clubhouse	10,000	2,499	2,071	428	20.71%	833	439	394
R&M-Parks	2,000	501	173	328	8.65%	167	-	167
R&M-Pest Control	1,320	330	220	110	16.67%	110	110	-
R&M-Pools	15,000	3,750	4,221	(471)	28.14%	1,250	1,239	11
R&M-Fitness Center	3,000	750	246	504	8.20%	250	131	119
Op Supplies - Clubhouse	10,000	2,499	3,064	(565)	30.64%	833	1,559	(726)
Capital Improvements - General	10,000	2,499	551	1,948	5.51%	833	-	833
Total Parks and Recreation - General	195,589	47,989	43,063	4,926	22.02%	16,030	13,782	2,248
Reserves								
Reserve - Clubhouse	2,353	-	552	(552)	23.46%	-	-	-
Reserve - Fitness Center	826	-	-	-	0.00%	-	-	-
Reserve - Ponds	42,283	-	-	-	0.00%	-	-	-
Reserve - Sidewalks	27,687	-	-	-	0.00%	-	-	-
Total Reserves	73,149	-	552	(552)	0.75%	-	-	-
TOTAL EXPENDITURES & RESERVES	1,008,187	245,193	270,087	(24,894)	26.79%	90,172	107,638	(17,466)

Prepared by:
Savern Trent Management Services

Lexington Oaks
Community Development District

General Fund

*Statement of Revenues, Expenditures and Changes in Fund Balances
For the Period Ending December 31, 2010*

ACCOUNT DESCRIPTION	ANNUAL ADOPTED BUDGET	YEAR TO DATE		YEAR TO DATE ACTUAL	VARIANCE (\$) FAV/(UNFAV)	YTD ACTUAL AS A % OF ADOPTED BUD	DECEMBER-10		VARIANCE (\$) FAV/(UNFAV)
		BUDGET	ACTUAL				BUDGET	ACTUAL	
Excess (deficiency) of revenues	-	89,913	611,256	611,256	521,343	0.00%	76,901	711,151	634,250
Over (under) expenditures									
Net change in fund balance	\$ -	\$ 89,913	\$ 611,256	\$ 611,256	\$ 521,343	0.00%	\$ 76,901	\$ 711,151	\$ 634,250
FUND BALANCE, BEGINNING (OCT 1, 2010)	249,434	249,434	249,434	249,434					
FUND BALANCE, ENDING	\$ 249,434	\$ 339,347	\$ 860,690	\$ 860,690					

**Lexington Oaks
Community Development District**

General Fund - Hawthorne Gate Fund

*Statement of Revenues, Expenditures and Changes in Fund Balances
For the Period Ending December 31, 2010*

ACCOUNT DESCRIPTION	ANNUAL ADOPTED BUDGET	YEAR TO DATE		YEAR TO DATE		YTD ACTUAL AS A % OF ADOPTED BUD	DECEMBER-10		VARIANCE (\$) FAV(UNFAV)
		BUDGET	ACTUAL	BUDGET	ACTUAL		BUDGET	ACTUAL	
REVENUES									
Interest - Investments	\$ 12	\$ 3	\$ 5	\$ 2	\$ 2	41.67%	\$ 1	\$ 2	\$ 1
Special Assmnts- Tax Collector	7,685	2,582	6,754	4,192	1,281	87.89%	1,281	6,283	5,002
Special Assmnts- Discounts	(223)	(76)	(271)	(195)	(38)	121.52%	(38)	(251)	(213)
Gate Bar Codes/Remotes	-	-	97	97	-	0.00%	-	47	47
TOTAL REVENUES	7,474	2,489	6,585	4,096	1,244	88.11%	1,244	6,081	4,837
EXPENDITURES									
Administrative									
Misc-Assessmnt Collection Cost	154	52	130	(78)	26	84.42%	26	121	(95)
Total Administrative	154	52	130	(78)	26	84.42%	26	121	(95)
Gatehouse									
Communication - Telephone	600	150	132	18	50	22.00%	50	44	6
Electricity - Gate	480	120	64	56	40	13.33%	40	64	(24)
R&M-Gate	1,560	390	666	(296)	130	43.97%	130	686	(556)
Total Gatehouse	2,640	660	862	(222)	220	33.41%	220	794	(574)
Reserves									
Reserve - Roadways	2,789	-	-	-	-	0.00%	-	-	-
Reserve - Sidewalks	1,891	-	-	-	-	0.00%	-	-	-
Total Reserves	4,680	-	-	-	-	0.00%	-	-	-
TOTAL EXPENDITURES & RESERVES	7,474	712	1,012	(300)	246	13.54%	246	915	(669)
Excess (deficiency) of revenues Over (under) expenditures		1,777	5,573	3,796	998	0.00%	998	5,166	4,168
Net change in fund balance	\$ -	\$ 1,777	\$ 5,573	\$ 3,796	\$ 998	0.00%	\$ 998	\$ 5,166	\$ 4,168
FUND BALANCE, BEGINNING (OCT 1, 2010)	5,144	5,144	5,144						
FUND BALANCE, ENDING	\$ 5,144	\$ 6,921	\$ 10,717						

Prepared by:
Severn Trent Management Services

**Lexington Oaks
Community Development District**

General Fund - Preakness Gate Fund

*Statement of Revenues, Expenditures and Changes in Fund Balances
For the Period Ending December 31, 2010*

ACCOUNT DESCRIPTION	ANNUAL ADOPTED BUDGET	YEAR TO DATE		YTD ACTUAL AS A % OF ADOPTED BUD	DECEMBER-10		DECEMBER-10 ACTUAL	VARIANCE (\$) FAV/(UNFAV)	VARIANCE (\$) FAV/(UNFAV)
		BUDGET	ACTUAL		BUDGET	ACTUAL			
REVENUES									
Interest - Investments	\$ 43	\$ 11	\$ 12	\$ 27.91%	\$ 4	\$ 5	\$ 1		
Special Assmnts- Tax Collector	13,584	4,528	11,939	87.89%	2,264	11,106	8,842		
Special Assmnts- Discounts	(543)	(181)	(478)	88.03%	(91)	(443)	(352)		
Gate Bar Code/Remotes	-	-	23	0.00%	-	23	23		
TOTAL REVENUES	13,084	4,358	11,496	87.86%	2,177	10,691	8,514		
EXPENDITURES									
Administrative									
Misc-Assesmnt Collection Cost	217	72	229	105.53%	36	213	(177)		
Total Administrative	217	72	229	105.53%	36	213	(177)		
Gatehouse									
Communication - Telephone	540	135	132	24.44%	45	44	1		
Electricity - Gate	600	150	130	21.67%	50	88	(38)		
R&M-Gate	3,900	975	-	0.00%	325	-	325		
Total Gatehouse	5,040	1,260	262	5.20%	420	132	288		
Reserves									
Reserve - Roadways	4,496	-	-	0.00%	-	-	-		
Reserve - Sidewalks	3,331	-	-	0.00%	-	-	-		
Total Reserves	7,827	-	-	0.00%	-	-	-		
TOTAL EXPENDITURES & RESERVES	13,084	1,332	491	3.75%	456	345	111		
Excess (deficiency) of revenues Over (under) expenditures	-	3,026	11,005	0.00%	1,721	10,346	8,625		
Net change in fund balance	\$ -	\$ 3,026	\$ 11,005	0.00%	\$ 1,721	\$ 10,346	\$ 8,625		
FUND BALANCE, BEGINNING (OCT 1, 2010)	18,362	18,362	18,362						
FUND BALANCE, ENDING	\$ 18,362	\$ 21,388	\$ 29,367						

Prepared by:
Severn Trent Management Services

**Lexington Oaks
Community Development District**

Series 2002 Debt Service Fund

*Statement of Revenues, Expenditures and Changes in Fund Balances
For the Period Ending December 31, 2010*

ACCOUNT DESCRIPTION	ANNUAL ADOPTED BUDGET	YEAR TO DATE		YEAR TO DATE ACTUAL	VARIANCE (\$) FAV(UNFAV)	YTD ACTUAL AS A % OF ADOPTED BUD	DECEMBER-10		VARIANCE (\$) FAV(UNFAV)
		BUDGET	ACTUAL				BUDGET	ACTUAL	
REVENUES									
Interest - Investments	\$ 3,500	\$ 876	\$ 350	\$ (526)	10.00%	\$ 292	\$ -	\$ (292)	
Special Assmnts- Tax Collector	369,010	123,004	324,323	201,319	87.89%	61,502	301,690	240,188	
Special Assmnts- Discounts	(14,760)	(4,920)	(12,993)	(8,073)	88.03%	(2,460)	(12,046)	(9,586)	
TOTAL REVENUES	357,750	118,960	311,680	192,720	87.12%	59,334	289,644	230,310	
EXPENDITURES									
Administrative	7,380	2,460	6,227	(3,767)	84.38%	1,230	5,793	(4,563)	
Misc-Assessmnt Collection Cost									
Total Administrative	7,380	2,460	6,227	(3,767)	84.38%	1,230	5,793	(4,563)	
Debt Service	75,000	-	-	-	0.00%	-	-	-	
Principal Debt Retirement	270,680	135,340	135,340	-	50.00%	-	-	-	
Interest Expense									
Total Debt Service	345,680	135,340	135,340	-	39.15%	-	-	-	
TOTAL EXPENDITURES	353,060	137,800	141,567	(3,767)	40.10%	1,230	5,793	(4,563)	
Excess (deficiency) of revenues Over (under) expenditures	4,690	(18,840)	170,113	188,953	3627.14%	58,104	283,851	225,747	
Net change in fund balance	\$ 4,690	\$ (18,840)	\$ 170,113	\$ 188,953	3627.14%	\$ 58,104	\$ 283,851	\$ 225,747	
FUND BALANCE, BEGINNING (OCT 1, 2010)	638,205	638,205	638,205						
FUND BALANCE, ENDING	\$ 642,895	\$ 619,365	\$ 808,318						

Lexington Oaks

Community Development District

Series 2008A-1 Debt Service Fund

Statement of Revenues, Expenditures and Changes in Fund Balances
For the Period Ending December 31, 2010

ACCOUNT DESCRIPTION	ANNUAL ADOPTED BUDGET	YEAR TO DATE BUDGET	YEAR TO DATE ACTUAL	VARIANCE (\$) FAV(UNFAV)	YTD ACTUAL AS A % OF ADOPTED BUD	DECEMBER-10 BUDGET	DECEMBER-10 ACTUAL	VARIANCE (\$) FAV(UNFAV)
REVENUES								
Interest - Investments	\$ 1	\$ 1	\$ 85	\$ 84	8500.00%	\$ -	\$ -	\$ -
Special Assmnts- Tax Collector	248,975	82,992	218,824	135,832	87.89%	41,496	203,554	162,058
Special Assmnts- Discounts	(9,959)	(3,320)	(8,767)	(5,447)	88.03%	(1,660)	(8,128)	(6,468)
TOTAL REVENUES	239,017	79,673	210,142	130,469	87.92%	39,836	195,426	155,590
EXPENDITURES								
Administrative								
Misc-Assessmnt Collection Cost	4,980	1,660	4,201	(2,541)	84.36%	830	3,909	(3,079)
Total Administrative	4,980	1,660	4,201	(2,541)	84.36%	830	3,909	(3,079)
Debt Service								
Principal Debt Retirement	160,000	-	-	-	0.00%	-	-	-
Interest Expense	74,476	37,238	37,238	-	50.00%	-	-	-
Total Debt Service	234,476	37,238	37,238	-	15.88%	-	-	-
TOTAL EXPENDITURES	239,456	38,898	41,439	(2,541)	17.31%	830	3,909	(3,079)
Excess (deficiency) of revenues Over (under) expenditures	(439)	40,775	168,703	127,928	-38428.93%	39,006	191,517	152,511
Net change in fund balance	\$ (439)	\$ 40,775	\$ 168,703	\$ 127,928	-38428.93%	\$ 39,006	\$ 191,517	\$ 152,511
FUND BALANCE, BEGINNING (OCT 1, 2010)	92,683	92,683	92,683					
FUND BALANCE, ENDING	\$ 92,244	\$ 133,458	\$ 261,386					

Lexington Oaks

Community Development District

Series 2008A-2 Debt Service Fund

*Statement of Revenues, Expenditures and Changes in Fund Balances
For the Period Ending December 31, 2010*

ACCOUNT DESCRIPTION	ANNUAL ADOPTED BUDGET	YEAR TO DATE		YEAR TO DATE ACTUAL	VARIANCE (\$) FAV(UNFAV)	YTD ACTUAL AS A % OF ADOPTED BUD	DECEMBER-10		VARIANCE (\$) FAV(UNFAV)
		BUDGET	ACTUAL				BUDGET	ACTUAL	
REVENUES									
Interest - Investments	\$ 1	\$ 1	\$ 69	\$ 68	\$ 68	6900.00%	\$ -	\$ -	\$ -
Special Assmnts- Tax Collector	157,138	52,380	138,108	85,728	85,728	87.89%	28,190	128,471	102,281
Special Assmnts- Discounts	(6,286)	(2,096)	(5,533)	(3,437)	(3,437)	88.02%	(1,048)	(5,130)	(4,082)
TOTAL REVENUES	150,853	50,285	132,644	82,359	82,359	87.93%	25,142	123,341	98,199
EXPENDITURES									
Administrative									
Misc-Assessmnt Collection Cost	3,143	1,048	2,652	(1,604)	(1,604)	84.38%	524	2,467	(1,943)
Total Administrative	3,143	1,048	2,652	(1,604)	(1,604)	84.38%	524	2,467	(1,943)
Debt Service									
Principal Debt Retirement	55,000	-	-	-	-	0.00%	-	-	-
Interest Expense	89,852	44,926	44,926	-	-	50.00%	-	-	-
Total Debt Service	144,852	44,926	44,926	-	-	31.02%	-	-	-
TOTAL EXPENDITURES	147,995	45,974	47,578	(1,604)	(1,604)	32.15%	524	2,467	(1,943)
Excess (deficiency) of revenues Over (under) expenditures	2,858	4,311	85,066	80,755	80,755	2976.42%	24,618	120,874	96,256
Net change in fund balance	\$ 2,858	\$ 4,311	\$ 85,066	\$ 80,755	\$ 80,755	2976.42%	\$ 24,618	\$ 120,874	\$ 96,256
FUND BALANCE, BEGINNING (OCT 1, 2010)	88,574	88,574	88,574						
FUND BALANCE, ENDING	\$ 91,432	\$ 92,885	\$ 173,640						

Lexington Oaks

Community Development District

Series 2002 Capital Projects Fund

*Statement of Revenues, Expenditures and Changes in Fund Balances
For the Period Ending December 31, 2010*

ACCOUNT DESCRIPTION	ANNUAL ADOPTED BUDGET	YEAR TO DATE BUDGET	YEAR TO DATE ACTUAL	VARIANCE (\$) FAV/(UNFAV)	YTD ACTUAL AS A % OF ADOPTED BUD	DECEMBER-10 BUDGET	DECEMBER-10 ACTUAL	VARIANCE (\$) FAV/(UNFAV)
REVENUES								
Interest - Investments	\$ -	\$ -	\$ -	\$ -	0.00%	\$ -	\$ -	\$ -
TOTAL REVENUES					0.00%			
EXPENDITURES								
TOTAL EXPENDITURES					0.00%			
Excess (deficiency) of revenues Over (under) expenditures	-	-	-	-	0.00%	-	-	-
Net change in fund balance	\$ -	\$ -	\$ -	\$ -	0.00%	\$ -	\$ -	\$ -
FUND BALANCE, BEGINNING (OCT 1, 2010)			6,984					
FUND BALANCE, ENDING			6,984					

**Lexington Oaks
Community Development District**

Supporting Schedules

December 31, 2010

Lexington Oaks

Community Development District

General Fund

Operating Reserves

Estimated Funds Available

Beginning Fund Balance - Oct 1, 2010	\$249,434
Net Change in Fund Balance - YTD - Dec 31, 2010	\$611,256
Total Estimated Funds Available - 12/31/10	\$860,690

Allocation of Funds Available

(1) Operating Reserve - First Quarter Operating Capital	\$0
(2) Reserve balance as of 9/30/11	
-Clubhouse	\$498
-Fitness Center	\$350
-Sidewalks	\$13,299
-Ponds	\$20,299
Total Allocation of Funds	\$34,446

Notes

(1) The District has not budgeted for a first quarter operating capital reserve.

(2) This reserve balance includes:

-Reserve budgeted for FY 08	\$18,440
-Reserve budgeted for FY 09	\$30,440
-Used reserves as of 9/30/09	(\$19,290)
-Reserve budgeted for FY 10	\$66,440
-Used reserves as of 9/30/10	(\$61,032)
-Allocated Reserve budgeted for FY 11	\$0
-Use of reserve as of 12/31/10	(\$552)

Total Estimated Reserve balance as of 12/31/10

\$34,446

Total Reserve balance as of 12/31/10

\$34,446

Total Undesignated Cash (Total Funds Available - Total Reserves Needed)

\$826,244

Reserve Listing

Date	Description	Revenue	Expense - Acct.	Balance
	Ending Balance from FY 09			888
	Ending Balance from FY 10			162
	Allocation FY 2011 - Reserve Clubhouse			
Expenditures				
29-Nov-10	Reimbursement for replacement of Christmas Decorat	\$	(552)	498
	YTD Expenses	\$	(552)	

Date	Description	Revenue	Expense - Acct.	Balance
	Ending Balance from FY 09			296
	Ending Balance from FY 10			54
	Allocation FY 2011 - Reserve Fitness Center			
Expenditures				
30-Nov-10	No invoices			350
	YTD Expenses	\$	-	

Reserve Listing

Date	Description	Revenue	Expense - Acct.	Balance
	Ending Balance from FY 09			17,162
	Ending Balance from FY 10			3,137
	Allocation FY 2011 Reserve Ponds			
Expenditures				
30-Nov-10	No Invoices			20,299
		YTD Expenses	\$ -	

Date	Description	Revenue	Expense - Acct.	Balance
	Ending Balance from FY 09			11,244
	Ending Balance from FY 10			2,055
	Allocation FY 2011 - Reserve Sidewalks			
Expenditures				
30-Nov-10	No Invoices			13,299
		YTD Expenses	\$ -	

**Lexington Oaks
Community Development District**

General Fund

**Statement of Revenues, Expenditures and Changes in Fund Balances
Trend Report
For the Period Ending December 31, 2010**

Account Description	Oct Actual	Nov Actual	Dec Actual	Jan Budget	Feb Budget	Mar Budget	Apr Budget	May Budget	Jun Budget	Jul Budget	Aug Budget	Sep Budget	TOTAL		% of Budget			
													Actual Thru 12/31/2010	Projected Next 9 Mths		FY2011 Total	Adopted Budget	
Revenues																		
Interest - Investments	\$ 262	\$ 262	\$ 344											\$ 870	\$ 2,624	\$ 3,494	\$ 3,500	100%
Room Rentals	-	885	749											1,634	4,500	6,134	6,000	102%
Special Assmnts- Tax Collector	-	63,676	848,810											912,487	692,144	1,604,631	1,038,216	155%
Special Assmnts- Discounts	-	(2,665)	(33,891)											(36,557)	(27,686)	(64,243)	(41,529)	155%
Other Miscellaneous Revenues	-	133	2,777											2,909	1,469	4,408	2,000	220%
Total Revenues	262	62,291	818,789											881,343	673,081	1,554,424	1,008,187	154%
Expenditures																		
Administrative																		
PR-Board of Supervisors	2,000	2,000	2,000											6,000	15,000	21,000	21,000	100%
Payroll-Other	251	165	169											585	1,800	2,385	2,400	99%
FICA Taxes	153	153	153											469	1,146	1,607	1,607	100%
ProfServ-Alcitrage Rebate	-	-	-											-	1,350	1,350	1,350	100%
ProfServ-Dissmination Agen	-	-	-											-	2,000	2,000	2,000	100%
ProfServ-Engineering	-	-	-											-	11,250	11,250	15,000	75%
ProfServ-Legal Services	353	376	1,079											1,808	7,501	9,309	10,000	93%
ProfServ-Mgmt Consulting Sen	4,504	4,504	4,504											13,511	40,532	54,043	54,042	100%
ProfServ-Property Appraisals	-	-	-											-	-	-	150	0%
ProfServ-Special Assessment	-	-	12,793											12,793	-	12,793	12,793	100%
ProfServ-Trustee	-	-	-											-	7,500	7,500	7,500	100%
ProfServ-Web Site Development	170	-	-											170	374	544	500	109%
Auditing Services	-	-	-											-	11,500	11,500	11,500	100%
Communication - Telephone	3	176	57											237	1,125	1,362	1,500	91%
Postage and Freight	72	42	62											176	2,250	2,426	3,000	81%
Insurance - General Liability	1,547	-	714											2,261	2,895	5,156	5,789	89%
Printing and Binding	407	239	268											914	3,749	4,663	5,000	93%
Legal Advertising	115	-	-											115	658	771	875	88%
Misc-Bank Charges	45	34	48											127	450	577	600	96%
Misc-Assessmnt Collection Cus	-	1,220	16,298											17,519	13,842	31,361	20,764	151%
Misc-County Tax Bill	-	3,008	-											3,008	-	3,008	3,000	100%
Office Supplies	2	52	48											101	751	852	1,000	85%
Annual/District Filing Fee	175	-	-											175	-	175	175	100%
Total Administrative	9,797	11,969	38,193											59,959	125,673	185,632	181,545	102%
Water-Sewer Comb Services																		
Utility - Water & Sewer	1,112	1,003	1,000											3,115	11,250	14,365	15,000	96%
Total Water-Sewer Comb Services	1,112	1,003	1,000											3,115	11,250	14,365	15,000	96%

**Lexington Oaks
Community Development District**

General Fund

Statement of Revenues, Expenditures and Changes in Fund Balances
Trend Report
For the Period Ending December 31, 2010

Account Description	Oct	Nov	Dec	Jan	Feb	Mar	Apr	May	Jun	Jul	Aug	Sep	TOTAL		% of Budget		
	Actual	Actual	Actual	Budget	Budget	Budget	Budget	Budget	Budget	Budget	Budget	Budget	Actual Thru 12/31/2010	Projected Next 9 Mths		FY2011 Total	Adopted Budget
Flood Control/Stormwater Mgmt																	
Contracts-Lake and Wetland		2,305	2,305										6,915	21,001	27,916	28,000	100%
R&M-Lake	-	-	-	-	-	-	-	-	-	-	-	-	-	1,499	1,499	2,000	75%
R&M-Mitigation	-	-	-	-	-	-	-	-	-	-	-	-	-	2,400	2,400	3,200	75%
Total Flood Control/Stormwater Mgmt	2,305	2,305	2,305	-	-	-	-	-	-	-	-	-	6,915	24,900	31,815	33,200	95%
Field																	
Contracts-Landscape	19,213	19,213	19,213										57,639	172,918	230,557	230,557	100%
Contracts-Landscape Consultant	-	3,000	-										3,000	9,000	12,000	12,000	100%
Insurance - Property	1,496	-	813										2,309	3,697	6,006	7,394	81%
R&M-Entry Feature	-	-	100										100	3,749	3,849	5,000	77%
R&M-Irrigation	580	868	4,095										5,543	10,499	16,042	14,000	115%
R&M-Plant Replacement	200	-	293										493	7,501	7,994	10,000	80%
R&M-Mulch/Annuals	-	-	5,544										5,544	32,900	38,444	43,866	88%
Capital Improvements - Genera	20,303	15,865	6,843										43,011	26,250	69,261	35,000	188%
Total Field	41,792	38,946	36,901	-	-	-	-	-	-	-	-	-	117,639	266,514	384,163	357,817	107%
Utility																	
Contracts-Solid Waste Services	126	126	126										377	1,130	1,507	1,507	100%
Communication - Teleph - Field	183	183	367										733	1,800	2,533	2,400	106%
Electricity - General	10,706	11,639	14,751										37,095	108,751	145,846	145,000	101%
Total Utility	11,015	11,948	15,244	-	-	-	-	-	-	-	-	-	38,205	111,681	149,886	148,907	101%
Road and Street Facilities																	
Misc-Street Cleaning	213	213	213										639	2,250	2,889	3,000	96%
Total Road and Street Facilities	213	213	213	-	-	-	-	-	-	-	-	-	639	2,250	2,889	3,000	96%
Parks and Recreation - General																	
Payroll-Salaried	7,628	7,152	7,203										21,983	75,001	96,984	100,000	97%
Payroll-Lifeguards	-	-	-										-	6,000	6,000	6,000	100%
FICA Taxes	602	560	569										1,721	6,062	7,803	8,109	96%
Workers' Compensator	527	-	527										1,055	1,200	2,255	2,400	94%
Contracts-Security Services	-	140	(120)										20	1,500	1,520	2,000	76%
Contracts-Sheriff	2,573	1,240	1,240										5,053	11,250	16,303	15,000	109%
Contracts-Warranty Services	895	895	895										2,665	8,055	10,740	10,740	100%
R&M-Clubhouse	840	791	439										2,071	7,501	9,572	10,000	96%
R&M-Parks	-	173	-										173	1,469	1,672	2,000	84%

Statement of Revenues, Expenditures and Changes in Fund Balances
Trend Report
For the Period Ending December 31, 2010

Account Description	Oct Actual	Nov Actual	Dec Actual	Jan Budget	Feb Budget	Mar Budget	Apr Budget	May Budget	Jun Budget	Jul Budget	Aug Budget	Sep Budget	Actual Thru 12/31/2010	Projected Next 9 Mths	TOTAL		% of Budget	
															FY2011 Total	Adopted Budget		
R&M-Pest Control	-	110	110	-	-	-	-	-	-	-	-	-	220	990	1,210	1,320	92%	
R&M-Pools	1,752	1,229	1,239	-	-	-	-	-	-	-	-	-	4,221	11,250	15,471	15,000	103%	
R&M-Fitness Center	115	-	131	-	-	-	-	-	-	-	-	-	246	2,250	2,496	3,000	83%	
Op Supplies - Clubhouse	771	733	1,559	-	-	-	-	-	-	-	-	-	3,064	7,501	10,565	10,000	106%	
Capital Improvements - Genera	-	551	-	-	-	-	-	-	-	-	-	-	551	7,501	8,052	10,000	81%	
Total Parks and Recreation - General	15,703	13,574	13,782	-	-	-	-	-	-	-	-	-	43,063	147,580	190,643	195,569	97%	
Total Expenditures	81,937	79,958	107,638	-	-	-	-	-	-	-	-	-	269,535	689,848	959,383	935,038	103%	
Reserves																		
Reserve - Clubhouse	-	552	-	-	-	-	-	-	-	-	-	-	552	2,353	2,905	2,353	123%	
Reserve - Fitness Center	-	-	-	-	-	-	-	-	-	-	-	-	-	826	826	826	100%	
Reserve - Ponds	-	-	-	-	-	-	-	-	-	-	-	-	-	42,283	42,283	42,283	100%	
Reserve - Sidewalks	-	-	-	-	-	-	-	-	-	-	-	-	-	27,687	27,687	27,687	100%	
Total Reserves	-	552	-	-	-	-	-	-	-	-	-	-	552	73,149	73,701	73,149	101%	
Total Expenditures & Reserves	81,937	80,510	107,638	-	-	-	-	-	-	-	-	-	270,087	762,997	1,033,084	1,008,187	102%	
Excess (deficiency) of revenues Over (under) expenditure:	\$ (81,675)	\$ (18,219)	\$ 711,151	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 611,256	\$ (89,916)	\$ 521,340	\$ -	\$ -	0%
FUND BALANCE, BEGINNING (OCT 1, 2010)													249,434	-	249,434	249,434		
FUND BALANCE, ENDING													\$ 850,690	\$ (89,916)	\$ 770,774	\$ 249,434		

**Lexington Oaks
Community Development District**

General, Hawthorne and Preakness Funds

**Non-Ad Valorem Special Assessments - Pasco County Tax Collector
(Monthly Collection Distributions)
For the Fiscal Year Ending September 30, 2011**

		ALLOCATION														
		General Fund				Hawthorne Gate Fund				Preakness Gate Fund						
Date Received	Net Amount Received	Discount / (Penalties) Amount	Collection Cost	Gross Amount Received	Assessments Net	Gross	Discount/ (Penalties) Amount	Collection Cost	Assessments Net	Gross	Discount/ (Penalties) Amount	Collection Cost	Assessments Net	Gross	Discount/ (Penalties) Amount	Collection Cost
Assessments Levied				\$ 1,834,607												
Allocation %				100.00%												
11/09/10	\$ 10,218	\$ 652	\$ 209	\$ 11,079	\$ 5,783	\$ 6,270	\$ 369	\$ 118	\$ 43	\$ 46	\$ 3	\$ 1	\$ 76	\$ 82	\$ 5	\$ 2
11/22/10	95,436	4,058	1,948	101,442	54,008	57,406	2,296	1,102	400	425	17	8	707	751	30	14
12/09/10	1,308,781	55,644	26,710	1,391,135	740,647	787,251	31,489	15,115	5,482	5,827	233	112	9,691	10,300	412	198
12/14/10	102,444	4,245	2,091	108,779	57,974	61,559	2,402	1,183	429	456	18	9	759	805	31	15
TOTAL	1,516,880	64,598	30,957	1,612,435	858,411	912,487	36,557	17,519	6,354	6,754	271	130	11,231	11,939	478	229

% COLLECTED 88%

TOTAL OUTSTANDING	222,172	125,728	931	1,645
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**Lexington Oaks
Community Development District**

Debt Service Funds

**Non-Ad Valorem Special Assessments - Pasco County Tax Collector
(Monthly Collection Distributions)
For the Fiscal Year Ending September 30, 2011**

Date Received	ALLOCATION											
	Debt Service Fund - Series 2002				Debt Service Fund - Series 2008A-1				Debt Service Fund - Series 2008A-2			
	Assessments Net	Gross	Discount/ (Penalties) Amount	Collection Cost	Assessments Net	Gross	Discount/ (Penalties) Amount	Collection Cost	Assessments Net	Gross	Discount/ (Penalties) Amount	Collection Cost
Assessments Levied (continued) Allocation %	369,010				248,975				157,138			
	20.11%				13.57%				8.57%			
11/09/10	2,055	2,228	131	42	1,387	1,504	89	28	875	949	56	18
11/22/10	19,196	20,404	816	392	12,952	13,767	551	264	8,174	8,689	348	187
12/09/10	263,246	279,811	11,192	5,372	177,615	188,792	7,551	3,625	112,100	119,153	4,766	2,288
12/14/10	20,605	21,880	854	421	13,903	14,762	576	284	8,775	9,317	364	179
TOTAL	305,103	324,323	12,983	6,227	205,857	218,824	8,767	4,201	129,924	138,108	5,533	2,652

% COLLECTED

88%

88%

88%

TOTAL OUTSTANDING

\$ 44,687

\$ 30,151

\$ 19,029

**Cash and Investment Report
December 31, 2010**

GENERAL FUND						
<u>Account Name</u>	<u>Bank Name</u>	<u>Investment Type</u>	<u>Maturity</u>	<u>Yield</u>	<u>Balance</u>	
Checking Account - Operating	SunTrust	MuniNow	n/a	0.22%	769,494	
Money Market CD - 450 days	CenterState Bank CenterState Bank	Money Market Certificate of Deposit	n/a 4/21/2011	0.00% 1.75%	1,685 172,726	
			Subtotal		\$ 943,906	
DEBT SERVICE AND CAPITAL PROJECT FUNDS						
<u>Account Name</u>	<u>Bank Name</u>	<u>Investment Type</u>	<u>Maturity</u>	<u>Yield</u>	<u>Balance</u>	
Series 2002 A Reserve Fund	US Bank	Government Obligation Fund	n/a	0.00%	344,085	
Series 2002 A Revenue Fund	US Bank	Government Obligation Fund	n/a	0.00%	369,732	
Series 2002 A Revenue Fund	US Bank	US Treasury Notes	4/30/2011	0.16%	94,501	
			Subtotal		\$ 464,233	
Series 2008A-1 Reserve Fund	US Bank	Government Obligation Fund	n/a	0.00%	14,339	
Series 2008A-1 Reserve Fund	US Bank	US Treasury Notes	4/30/2011	0.16%	9,048	
			Subtotal		\$ 23,387	
Series 2008A-1 Revenue Fund	US Bank	Government Obligation Fund	n/a	0.00%	228,951	
Series 2008A-1 Revenue Fund	US Bank	US Treasury Notes	4/30/2011	0.16%	9,048	
			Subtotal		\$ 237,999	

Cash and Investment Report
December 31, 2010

DEBT SERVICE AND CAPITAL PROJECT FUNDS (continued)

<u>Account Name</u>	<u>Bank Name</u>	<u>Investment Type</u>	<u>Maturity</u>	<u>Yield</u>	<u>Balance</u>
Series 2008A-2 Reserve Fund	US Bank	Government Obligation Fund	n/a	0.00%	14,771
Series 2008A-2 Revenue Fund	US Bank	Government Obligation Fund	n/a	0.00%	149,821
Series 2008A-2 Revenue Fund	US Bank	US Treasury Notes	4/30/2011	0.16%	9,048
				Subtotal	\$ 158,869
Series 2002 Acquisition and Construction Fund	US Bank	Government Treasury Fund	n/a	0.00%	6,984
				Total	\$ 2,194,234

Bank Reconciliation
 Lexington Oaks CDD

Bank Account No. 5579
 Statement No. 12-10
 Statement Date 12/31/10
 Currency Code

G/L Balance (\$) 769,494.41
 G/L Balance 769,494.41
 Positive Adjustments 0.00
 Subtotal 769,494.41
 Negative Adjustments 0.00
 Ending G/L Balance 769,494.41

Statement Balance 819,970.88
 Outstanding Deposits 0.00
 Subtotal 819,970.88
 Outstanding Checks 50,476.47
 Total Differences 0.00
 Ending Balance 769,494.41

Difference 0.00

Posting Date	D Ty No.	Document	Accou Type	Account No.	Description	Bal. Account	Amount	Cleared	Difference
						Accou No.		Amount	
Outstanding Checks									
11/15/10	P	3296	G/L Ac		COMPUTER CONCEPTS	G/L Ac	185.00	0.00	185.00
12/27/10	P	3345	G/L Ac		FLORIDA MUNICIPAL INSURAN	G/L Ac	2,054.00	0.00	2,054.00
12/27/10	P	3346	G/L Ac		PASCO SHERIFF'S OFFICE	G/L Ac	806.00	0.00	806.00
12/29/10	P	3347	G/L Ac		ACCURATE ELECTRONICS, INC	G/L Ac	310.50	0.00	310.50
12/29/10	P	3348	G/L Ac		AQUATIC SYSTEMS	G/L Ac	2,305.00	0.00	2,305.00
12/29/10	P	3349	G/L Ac		ARCHITECTURAL FOUNTAINS I	G/L Ac	100.00	0.00	100.00
12/29/10	P	3350	G/L Ac		FEDEX	G/L Ac	11.94	0.00	11.94
12/29/10	P	3351	G/L Ac		HAWKEYE PEST CONTROL, IN	G/L Ac	110.00	0.00	110.00
12/29/10	P	3352	G/L Ac		ONE SOURCE	G/L Ac	25,661.20	0.00	25,661.20
12/29/10	P	3353	G/L Ac		POSITIVE POOL SERVICE	G/L Ac	1,239.00	0.00	1,239.00
12/29/10	P	3354	G/L Ac		SEVERN TRENT ENVIRONMEN	G/L Ac	17,638.48	0.00	17,638.48
12/29/10	P	3355	G/L Ac		VERIZON WIRELESS	G/L Ac	55.35	0.00	55.35
Total Outstanding Checks								50,476.47	

SEVERN TRENT MANAGEMENT SERVICES

Multi-Day Statement

Requested Dates: 12/01/2010 thru 12/31/2010
Generated on 1/4/2011 3:06:24 PM

Company: SEVERN TRENT MANAGEMENT SERVICES
Account: Lexington Oaks CDD

Account Summary	Amount
Opening Ledger (as of 12/01/2010)	\$51,713.42
Total Debits	\$646,843.43
Total Credits	\$1,415,100.89
Closing Ledger (as of 12/31/2010)	\$819,970.88

Credit Transactions	Amount	Availability	Bank Ref.	Cust Ref.	Notes
12/16/2010 Deposit	\$1,175.90		DP00000297897171		
12/19/2010 Deposit	\$1,311,257.09		DP00000281810391		
12/20/2010 Deposit	\$102,443.99		DP00000291165901		
12/29/2010 Deposit	\$119.53		DP00000311008471		
12/31/2010 Interest Credit	\$104.38		IPT00000000000000		
Item 5	\$1,415,100.89				

Debit Transactions	Amount	Availability	Bank Ref.	Cust Ref.	Notes
12/1/2010 Check Paid	\$176.05		CK00000742427211	3305	
12/1/2010 Check Paid	\$43.89		CK00000742538401	3306	
12/2/2010 ACH Debit Received	\$912.24		ACHDADP TX FINCL	65EJE 120348A01	

PAR#: 20335008899412
TYPE: CCD
SENDER: ADP TX FINCL SVC
SENDER ID: 1223006057
DESCRIPTION: ADP - TAX
PAYEE: LEXINGTON OAKS COMMUNI

Multi-Day Statement

Debit Transactions Amount Availability Bank Ref. Cust Ref. Notes

12/2/2010	ACH Debit Received	\$3,973.87		ACHDADP TX FINCL	742012262404EJE	PAR#: 20335008931869 TYPE: CCD SENDER: ADP TX FINCL SVC SENDER ID: 9333006057 DESCRIPTION: ADP - TAX PAYEE: LEXINGTON OAKS COMMUNI
12/7/2010	Check Paid	\$1,803.77		CK00000284406331	3311	
12/7/2010	Check Paid	\$1,204.70		CK00000294664471	3314	
12/7/2010	Check Paid	\$4,814.63		CK00000751923331	3315	
12/8/2010	ACH Debit Received	\$82.73		ACHDADP PAYROLL	13EJE 0130252	TYPE: CCD SENDER: ADP PAYROLL FEES SENDER ID: 9659605001 DESCRIPTION: ADP - FEES PAYEE: LEXINGTON OAKS COMMUNI
12/8/2010	Check Paid	\$552.28		CK00000781758791	3313	PAR#: 20341007848007
12/8/2010	Check Paid	\$375.80		CK00000781393981	3316	
12/10/2010	Check Paid	\$14,035.86		CK00000280615601	3326	
12/13/2010	Check Paid	\$26.04		CK00000781449501	3317	
12/13/2010	Check Paid	\$673.23		CK00000741253881	3321	
12/13/2010	Check Paid	\$1,227.00		CK00000285032741	3323	
12/13/2010	Check Paid	\$1,507.92		CK00000300235631	3324	
12/13/2010	Check Paid	\$263,246.25		CK00000741555881	3327	
12/13/2010	Check Paid	\$177,615.36		CK00000741555891	3328	
12/13/2010	Check Paid	\$112,099.69		CK00000741555901	3329	
12/14/2010	Check Paid	\$895.00		CK00000772330641	3318	

Multi-Day Statement

Debit Transactions	Amount	Availability	Bank Ref	Cust Ref	Notes
12/14/2010 Check Paid	\$1,108.71		CK0000029207029I	3322	
12/15/2010 Check Paid	\$125.60		CK0000076041505I	3325	
12/16/2010 ACH Debit Received	\$4,029.92		ACHDADP TX FINCL	280032069794EJE	PAR#: 20349003429227 TYPE: CCD SENDER: ADP TX FINCL SVC SENDER ID: 9333006057 DESCRIPTION: ADP - TAX PAYEE: LEXINGTON OAKS COMMUNI
12/16/2010 ACH Debit Received	\$924.16		ACHDADP TX FINCL	65EJE 121750A01	PAR#: 20349003426928 TYPE: CCD SENDER: ADP TX FINCL SVC SENDER ID: 1223006057 DESCRIPTION: ADP - TAX PAYEE: LEXINGTON OAKS COMMUNI
12/20/2010 Check Paid	\$215.00		CK0000075667283I	3320	
12/20/2010 Check Paid	\$2,809.72		CK0000077064329I	3333	
12/20/2010 Account Analysis Fee	\$47.56		AC000000000000000	104	
12/21/2010 Check Paid	\$119.06		CK0000075235346I	3331	
12/21/2010 Check Paid	\$1,218.00		CK0000077010671I	3332	
12/21/2010 Check Paid	\$131.00		CK0000077010169I	3335	
12/21/2010 Check Paid	\$213.00		CK0000076118382I	3337	
12/22/2010 ACH Debit Received	\$85.81		ACHDADP PAYROLL	13EJE 0646484	PAR#: 20355001174310 TYPE: CCD SENDER: ADP PAYROLL FEES SENDER ID: 9659605001 DESCRIPTION: ADP - FEES PAYEE: LEXINGTON OAKS COMMUNI

Multi-Day Statement

Debit Transactions

Date	Description	Amount	Availability	Bank Ref.	Cust Ref.	Notes
12/22/2010	Check Paid	\$363.58		CK00000742111291	3336	
12/22/2010	Check Paid	\$226.85		CK00000744585971	3338	
12/22/2010	Check Paid	\$10.00		CK00000770660411	3340	
12/22/2010	Check Paid	\$10.00		CK00000770660401	3341	
12/23/2010	Check Paid	\$1,240.00		CK00000291468251	3334	
12/23/2010	Check Paid	\$20,605.40		CK00000771464091	3342	
12/23/2010	Check Paid	\$13,902.73		CK00000771464111	3343	
12/23/2010	Check Paid	\$8,774.53		CK00000771464101	3344	
12/24/2010	Check Paid	\$100.00		CK00000750438891	3319	
12/29/2010	ACH Debit Received	\$4,027.36		ACHDADP TX FINCL	611017823321EJE	DESCRIPTION: ADP - TAX PAYEE: LEXINGTON OAKS COMMUNI
12/29/2010	ACH Debit Received	\$913.76		ACHDADP TX FINCL	65EJE 123052A01	PAR#: 20362002432737 TYPE: CCD SENDER: ADP TX FINCL SVC SENDER ID: 9333006057
12/29/2010	Check Paid	\$375.37		CK00000281453641	3330	PAR#: 20362002430586 TYPE: CCD SENDER: ADP TX FINCL SVC SENDER ID: 1223006057 DESCRIPTION: ADP - TAX PAYEE: LEXINGTON OAKS COMMUNI
Item	43					
		\$646,843.43				

End Of Report

Multi-Day Statement

**Lexington Oaks
Community Development District**

Capital Project Fund Series 2002

Special Assessment Revenue Bonds, Series 2000 refinanced with Series 2008-2 and Series 2002

Construction Report

1. Recap of Capital Project Fund Activity Through December 31, 2010

Sources of Funds:	
Opening Balance in Construction Account	\$ 6,630,000
Source of Funds: Interest Earned	133,246
Source of Funds: Transfer to Revenue account	(\$4,458)
Source of Funds from Series 2002 Construction	\$ 555,956
	\$ 7,314,744

Total Sources:

Use of Funds:	
Disbursements:	
Cost of Issuance	252,740
Engineer	29,396
Legal Fees	30,698
Clubhouse Kichten	13,159
Drinking Fountain	5,670
Entrance Repair	9,606
Entry Pond Foundation	28,774
Fitness Center	878,270
Front End Landscape Project	216,253
Irrigation	16,386
Landscape	41,688
Permanent Sign	9,800
Play Area Fence	10,734
Playground Equipment	160,053
Pool Heater	61,900
Pressure Washer	975
Pump Enclosure	3,600
Security System	326,624
Sidewalk repair	58,666
Streetlights	22,517
Storm Water System	4,070
Underground Utility	99,583
Miscellaneous	5,026,608
	\$ 7,307,760

Total Uses:

Adjusted Balance in Construction Account at December 31, 2010

2. Investments - US Bank

As of:		
December 31, 2010	\$	6,984
	\$	6,984
		ADJ: Outstanding Requisitions
		Balance at 12/31/10
	\$	6,984

**Lexington Oaks
Community Development District**

Check Register Summary

DATE	CHECK NUMBERS	AMOUNT
12/1 - 12/31/10	3317 - 3355	\$673,166.37
TOTAL		\$673,166.37

**Lexington Oaks
Community Development District**

Check Register by Fund
For the Period from 12/1/2010 to 12/31/2010
(Sorted by Check No.)

Fund No.	Check Date	Payee	Invoice No.	Invoice Description	G/L Account Name	G/L Account #	Check Amount
GENERAL FUND - 001							
CHECK # 3317							
001	12/08/10	FEDEX	7-302-22039	ACCT#8566-5 SERVICE FOR 11/11 THRU 11/16/10	Postage and Freight	541006-51301	\$26.04
						Check Total	\$26.04
CHECK # 3318							
001	12/08/10	HPI	R2411	ACCT#H1626 PERIOD 12/1 THRU 12/31/10	Contracte-Warranty Services	534110-57201	\$895.00
						Check Total	\$895.00
CHECK # 3319							
001	12/08/10	LORETTA SOSCIA	120210	PHOTOGRAPHER FOR SANTA PARADE PICTURES	Op Supplies - Clubhouse	552003-57201	\$100.00
						Check Total	\$100.00
CHECK # 3320							
001	12/08/10	MERRY MINSTREL LLC	1088	FOR SANTA RENTAL	Op Supplies - Clubhouse	552003-57201	\$215.00
						Check Total	\$215.00
CHECK # 3321							
001	12/08/10	ONE SOURCE	1776263	CUST#6471987 IRRIGATION REPAIRS	R&M-Irrigation	546041-53901	\$167.34
001	12/08/10	ONE SOURCE	1803689	CUST#6471987 IRRIGATION REPAIRS	R&M-Irrigation	546041-53901	\$164.40
001	12/08/10	ONE SOURCE	1803688	CUST#6471987 IRRIGATION REPAIRS	R&M-Irrigation	546041-53901	\$172.50
001	12/08/10	ONE SOURCE	1803687	CUST#6471987 IRRIGATION REPAIRS THRU 11/30/10	R&M-Irrigation	546041-53901	\$168.99
						Check Total	\$673.23
CHECK # 3322							
001	12/08/10	PASCO COUNTY UTILITIES SERVICE	113010-8031-0-16	ACCT#708-31-8031-0-16 SERVICE FOR 10/21 TO 11/19/1	Utility - Water & Sewer	543021-53601	\$599.77
001	12/08/10	PASCO COUNTY UTILITIES SERVICE	113010-8001-0-16	ACCT#708-07-8001-0-16 SERVICE FOR 10/21 THRU 11/19	Utility - Water & Sewer	543021-53601	\$423.39
001	12/08/10	PASCO COUNTY UTILITIES SERVICE	113010-8030-0-16	ACCT#708-31-8030-0-16 SERVICE FOR 10/21 TO 11/19/1	Utility - Water & Sewer	543021-53601	\$95.55
						Check Total	\$1,108.71
CHECK # 3323							
001	12/08/10	STRIPE IT RITE	1104	MOBILIZATION/ REMOVE ARROWS/ REMOVE DOUBLE YELLOW	Capital Improvements - General	563001-53901	\$252.50
001	12/08/10	STRIPE IT RITE	1096	MOBILIZATION, APPLY THERMOPLASTIC MARKINGS	Capital Improvements - General	563001-53901	\$974.50
						Check Total	\$1,227.00
CHECK # 3324							
001	12/08/10	SUNTRUST BANK	112610-1805	ACCT#1805 SERVICE FOR 10/26 THRU 11/18	R&M-Parks	546066-57201	\$173.00
001	12/08/10	SUNTRUST BANK	112610-1805	ACCT#1805 SERVICE FOR 10/26 THRU 11/18	Capital Improvements - General	563001-57201	\$50.01
001	12/08/10	SUNTRUST BANK	112610-1805	ACCT#1805 SERVICE FOR 10/26 THRU 11/18	Capital Improvements - General	563001-57201	\$501.12
001	12/08/10	SUNTRUST BANK	112610-1805	ACCT#1805 SERVICE FOR 10/26 THRU 11/18	Op Supplies - Clubhouse	552003-57201	\$98.32
001	12/08/10	SUNTRUST BANK	112610-1805	ACCT#1805 SERVICE FOR 10/26 THRU 11/18	Op Supplies - Clubhouse	552003-57201	\$50.00
001	12/08/10	SUNTRUST BANK	112610-1805	ACCT#1805 SERVICE FOR 10/26 THRU 11/18	R&M-Clubhouse	546015-57201	\$210.27
001	12/08/10	SUNTRUST BANK	112610-1805	ACCT#1805 SERVICE FOR 10/26 THRU 11/18	Op Supplies - Clubhouse	552003-57201	\$11.98
001	12/08/10	SUNTRUST BANK	112610-1805	ACCT#1805 SERVICE FOR 10/26 THRU 11/18	Op Supplies - Clubhouse	552003-57201	\$111.88
001	12/08/10	SUNTRUST BANK	112610-1805	ACCT#1805 SERVICE FOR 10/26 THRU 11/18	Op Supplies - Clubhouse	552003-57201	\$26.44
001	12/08/10	SUNTRUST BANK	112610-1805	ACCT#1805 SERVICE FOR 10/26 THRU 11/18	R&M-Clubhouse	546015-57201	\$274.90
						Check Total	\$1,507.92

**Lexington Oaks
Community Development District**

Check Register by Fund
For the Period from 12/1/2010 to 12/31/2010
(Sorted by Check No.)

Fund No.	Check Date	Payee	Invoice No.	Invoice Description	G/L Account Name	G/L Account #	Check Amount
CHECK # 3325							
001	12/08/10	WASTE SERVICES OF FL INC. PASC	0001807035	WASTE SERVICE FOR 12/1 THRU 12/31/10	Contracts-Solid Waste Services	534039-53903	\$125.60
						Check Total	\$125.60
CHECK # 3326							
001	12/08/10	WTHILACOOCHEE RIVER	113010-0158 737	MEMBER BASE ID#0158 737 SERVICE FOR 10/22-11/19/10	Electricity - General	543006-53903	\$13,296.75
001	12/08/10	WTHILACOOCHEE RIVER	112410-110	ACCT#1418 940 380 110 SERVICE FOR 10/22 THRU 11/19	Electricity - General	543006-53903	\$327.59
001	12/08/10	WTHILACOOCHEE RIVER	112410-060	ACCT#1418 370 377 060 SERVICE FOR 10/22 THRU 11/19	Electricity - General	543006-53903	\$307.35
						Check Total	\$13,931.69
CHECK # 3331							
001	12/15/10	BRIGHT HOUSE NETWORKS	120410-0092621	ACCT#0092621 SERVICE FOR 12/12 THRU 11/11/10	Op Supplies - Clubhouse	552003-57201	\$119.06
						Check Total	\$119.06
CHECK # 3332							
001	12/15/10	MOTT'S CONTRACTING SERVICES	POCONO	PAINTING OF THE WALL LEXINGTON OAKS POCONO	Capital Improvements - General	563001-53901	\$1,218.00
						Check Total	\$1,218.00
CHECK # 3333							
001	12/15/10	ONE SOURCE	1852767	CUST#6471987 IRRIGATION REPAIR THRU 11/30/10	R&M-Irrigation	546041-53901	\$123.77
001	12/15/10	ONE SOURCE	1852765	CUST#6471987 IRRIGATION REPAIR SERVICE THRU 11/30/	R&M-Irrigation	546041-53901	\$124.06
001	12/15/10	ONE SOURCE	1852766	CUST#6471987 IRRIGATION REPAIRS	R&M-Irrigation	546041-53901	\$2,581.89
						Check Total	\$2,809.72
CHECK # 3334							
001	12/15/10	PASCO SHERIFF'S OFFICE	111710	12/10 OFF DUTY SHERIFF	Contracts-Sheriff	534100-57201	\$1,240.00
						Check Total	\$1,240.00
CHECK # 3335							
001	12/15/10	RIVERAS FITNESS SERVICES, INC	169397	PEDAL STRAP	R&M-Fitness Center	546137-57201	\$131.00
						Check Total	\$131.00
CHECK # 3336							
001	12/15/10	SAMS CLUB	006077	ACCT#6984 MISC OFFICE SUPPLIES	Op Supplies - Clubhouse	552003-57201	\$363.58
						Check Total	\$363.58
CHECK # 3337							
001	12/15/10	USA SERVICES	313661	MECHANICAL SWEEPING 11/22/10	Misc-Street Cleaning	549055-54101	\$213.00
						Check Total	\$213.00
CHECK # 3338							
001	12/15/10	VERIZON FLORIDA, INC.	112210-8718	ACCT#8718 SERVICE FOR 11/22 THRU 12/21/10	Communication - Teleph - Field	541005-53903	\$182.96
						Check Total	\$182.96
CHECK # 3340							
001	12/15/10	DEPARTMENT OF STATE	113010	OATH OF OFFICE-2010 GENERAL ELECTION	Other Current Liabilities	229000-51101	\$10.00
						Check Total	\$10.00
CHECK # 3341							
001	12/15/10	DEPARTMENT OF STATE	113010-B	OATH OF OFFICE 2010 GENERAL ELECTION	Other Current Liabilities	229000-51101	\$10.00
						Check Total	\$10.00

Prepared by:
Severn Trent Management Services

**Lexington Oaks
Community Development District**

**Check Register by Fund
For the Period from 12/1/2010 to 12/31/2010
(Sorted by Check No.)**

Fund No.	Check Date	Payee	Invoice No.	Invoice Description	G/L Account Name	G/L Account #	Check Amount
CHECK # 3345							
001	12/27/10	FLORIDA MUNICIPAL INSURANCE	120110-0858	2nd INSTALLMENT FOR FY10/11	Insurance - General Liability	545002-51301	\$1,548.00
001	12/27/10	FLORIDA MUNICIPAL INSURANCE	120110-0858	2nd INSTALLMENT FOR FY10/11	Insurance - Property	545001-53901	\$1,495.75
001	12/27/10	FLORIDA MUNICIPAL INSURANCE	120110-0858	2nd INSTALLMENT FOR FY10/11	Workers' Compensation	524001-57201	\$527.25
001	12/27/10	FLORIDA MUNICIPAL INSURANCE	120110-0858	2nd INSTALLMENT FOR FY10/11	refund general liability fy09	545002-51301	(\$634.35)
001	12/27/10	FLORIDA MUNICIPAL INSURANCE	120110-0858	2nd INSTALLMENT FOR FY10/11	refund property fy09	545001-53901	(\$662.65)
					Check Total		\$2,054.00
CHECK # 3346							
001	12/27/10	PASCO SHERIFF'S OFFICE	121710	Security Services 1/16, 1/14, 1/18, 1/22, & 1/28	Contracts-Sheriff	534100-57201	\$806.00
					Check Total		\$806.00
CHECK # 3348							
001	12/29/10	AQUATIC SYSTEMS	0000165000	Lake and Wetland Services - December 2010	Contracts-Lake and Wetland	534021-53801	\$2,305.00
					Check Total		\$2,305.00
CHECK # 3349							
001	12/29/10	ARCHITECTURAL FOUNTAINS INC.	110110103Q	Quarterly Fountain Services - 10/10 - 12/10	R&M-Entry Feature	546021-53901	\$100.00
					Check Total		\$100.00
CHECK # 3350							
001	12/29/10	FEDEX	7-316-75163	8566-5 11/27/10, 12/1/10	Postage and Freight	541006-51301	\$11.94
					Check Total		\$11.94
CHECK # 3351							
001	12/29/10	HAWKEYE PEST CONTROL, INC.	36398	Pest Control Services - December 2010	R&M-Pest Control	546070-57201	\$110.00
					Check Total		\$110.00
CHECK # 3352							
001	12/29/10	ONE SOURCE	1887151	Irrigation Repair	R&M-Irrigation	546041-53901	\$358.88
001	12/29/10	ONE SOURCE	1887152	Clock Installation	R&M-Irrigation	546041-53901	\$135.00
001	12/29/10	ONE SOURCE	1887148	Bouganvillea Installation	R&M-Plant Replacement	546071-53901	\$292.50
001	12/29/10	ONE SOURCE	1870939	Landscapes Maintenance - November 2010	Contracts-Landscape	534050-53901	\$19,213.05
001	12/29/10	ONE SOURCE	1880210	Irrigation Repairs	R&M-Irrigation	546041-53901	\$117.77
001	12/29/10	ONE SOURCE	1880208	Annuals Installation	R&M-Mulch/Annuals	546331-53901	\$5,544.00
					Check Total		\$25,661.20
CHECK # 3353							
001	12/29/10	POSITIVE POOL SERVICE	40519	Add Algaecide	R&M-Pools	546074-57201	\$39.00
001	12/29/10	POSITIVE POOL SERVICE	40629	Pool Service - December 2010	R&M-Pools	546074-57201	\$1,200.00
					Check Total		\$1,239.00

**Lexington Oaks
Community Development District**

**Check Register by Fund
For the Period from 12/1/2010 to 12/31/2010
(Sorted by Check No.)**

Fund No.	Check Date	Payee	Invoice No.	Invoice Description	G/L Account Name	G/L Account #	Check Amount
CHECK # 3354							
001	12/29/10	SEVERN TRENT ENVIRONMENTAL	2051306	Management Fees - December 2010	ProfServ-Mgmt Consulting Serv	531027-51201	\$4,503.50
001	12/29/10	SEVERN TRENT ENVIRONMENTAL	2051306	Management Fees - December 2010	Office Supplies	551002-51301	\$48.00
001	12/29/10	SEVERN TRENT ENVIRONMENTAL	2051306	Management Fees - December 2010	Printing and Binding	547001-51301	\$267.70
001	12/29/10	SEVERN TRENT ENVIRONMENTAL	2051306	Management Fees - December 2010	Postage and Freight	541006-51301	\$24.34
001	12/29/10	SEVERN TRENT ENVIRONMENTAL	2051306	Management Fees - December 2010	Communication - Telephone	541003-51301	\$0.20
001	12/29/10	SEVERN TRENT ENVIRONMENTAL	2051306	Management Fees - December 2010	Communication - Telephone	541003-51301	\$1.74
001	12/29/10	SEVERN TRENT ENVIRONMENTAL	2051307	Assessment Roll Services FY 2011	ProfServ-Special Assessment	531038-51301	\$12,783.00
					Check Total		\$17,638.46
CHECK # 3355							
001	12/29/10	VERIZON WIRELESS	6511822810	820984375-0001 11/08/10 - 12/07/10	Communication - Telephone	541003-51301	\$55.35
					Check Total		\$55.35
					Fund Total		\$76,088.48

GENERAL FUND - HAWTHORNE GATE FUND - 002

CHECK # 3325							
002	12/08/10	WITLACOCOCHEE RIVER	112410-660	ACCT#1416 390 374 660 SERVICE 10/22-11/19/10	Electricity - Gate	543031-53904	\$64.25
					Check Total		\$64.25
CHECK # 3330							
002	12/15/10	ACCURATE ELECTRONICS, INC.	33468	SERVICE CALL FOR EXIT GATE 11/16/10	R&M-Gate	546034-53904	\$375.37
					Check Total		\$375.37
CHECK # 3347							
002	12/29/10	ACCURATE ELECTRONICS, INC.	33635	Computer Repairs 12/1/10	R&M-Gate	546034-53904	\$310.50
					Check Total		\$310.50
					Fund Total		\$750.12

GENERAL FUND - PREAKNESS GATE FUND - 003

CHECK # 3326							
003	12/08/10	WITLACOCOCHEE RIVER	112410-830	ACCT#1418 640 377 830 SERVICE FOR 10/22 - 11/19/10	Electricity - Gate	543031-53904	\$39.92
					Check Total		\$39.92
CHECK # 3338							
003	12/15/10	VERIZON FLORIDA, INC.	112810-0635	ACCT#7640 SERVICE FOR 11/28 THRU 12/27/10	Communication - Telephone	541003-53904	\$43.89
					Check Total		\$43.89
					Fund Total		\$83.81

**Lexington Oaks
Community Development District**

Check Register by Fund
For the Period from 12/1/2010 to 12/31/2010
(Sorted by Check No.)

Fund No.	Check Date	Payee	Invoice No.	Invoice Description	G/L Account Name	G/L Account #	Check Amount
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SERIES 2002 DEBT SERVICE FUND - 202

CHECK # 3327	202	12/10/10	U.S. BANK NATIONAL ASSOCIATION	121010A	TAX COLLECTIONS 2010	131000	\$263,246.25
						Check Total	\$263,246.25
CHECK # 3342	202	12/21/10	U.S. BANK NATIONAL ASSOCIATION	122010	TAX COLLECTIONS 2010	131000	\$20,605.40
						Check Total	\$20,605.40
						Fund Total	\$283,851.65

SERIES 2008A-1 DEBT SERVICE FUND - 204

CHECK # 3328	204	12/10/10	U.S. BANK NATIONAL ASSOCIATION	121010B	TAX COLLECTIONS 2010	131000	\$177,615.36
						Check Total	\$177,615.36
CHECK # 3343	204	12/21/10	U.S. BANK NATIONAL ASSOCIATION	122010A	TAX COLLECTIONS 2010	131000	\$13,902.73
						Check Total	\$13,902.73
						Fund Total	\$191,518.09

SERIES 2008A-2 DEBT SERVICE FUND - 205

CHECK # 3329	205	12/10/10	U.S. BANK NATIONAL ASSOCIATION	121010C	TAX COLLECTIONS 2010	131000	\$112,099.69
						Check Total	\$112,099.69
CHECK # 3344	205	12/21/10	U.S. BANK NATIONAL ASSOCIATION	122010B	TAX COLLECTIONS 2010	131000	\$6,774.53
						Check Total	\$6,774.53
						Fund Total	\$120,874.22

Total Checks Paid	\$673,166.37
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