

**FISCAL YEAR 2004-05
ADMINISTRATION REPORT
FOR
IMPROVEMENT AREA D
OF
COMMUNITY FACILITIES DISTRICT No. 10
OF
POWAY UNIFIED SCHOOL DISTRICT**

June 28, 2004

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ADMINISTRATION REPORT
FOR
IMPROVEMENT AREA D
OF
COMMUNITY FACILITIES DISTRICT No. 10**

PREPARED FOR

POWAY UNIFIED SCHOOL DISTRICT
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June 28, 2004

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INTRODUCTION

This Administration Report ("Report") provides an analysis of the financial and administrative obligations of Improvement Area ("IA") D of Community Facilities District ("CFD") No. 10 of the Poway Unified School District ("District") resulting from the sale of the IA D 2002 Special Tax Bonds ("IA D Bonds") issued in October of 2002 in the amount of \$5,125,000. All capitalized terms herein are used as defined in the Rate and Method of Apportionment ("RMA") and the Bond Indenture ("Indenture") for IA D of CFD No. 10.

The IA D Bonds are secured and repaid through the annual levy and collection of Special Taxes from all property subject to the Annual Special Tax within IA D of CFD No. 10. In calculating the Annual Special Tax Requirement for Fiscal Year 2004-05, the Report describes (i) the remaining financial obligations of IA D of CFD No. 10 for Fiscal Year 2004-05, (ii) the financial obligations of IA D of CFD No. 10 for Fiscal Year 2003-04, and (iii) the amount of new development which has occurred within the boundaries of IA D of CFD No. 10.

The Report is organized into the following sections:

Section I

Section I provides a description of the Annual Special Tax levy for Fiscal Year 2003-04.

Section II

Section II examines the financial activity in the funds, accounts and subaccount established pursuant to the Indenture between State Street Bank and Trust Company of California, N.A. ("Fiscal Agent") and the District. A Fiscal Year summary is provided which lists all disbursements, Annual Special Tax receipts, and interest earnings.

Section III

Section III calculates the Annual Special Tax Requirement based on the financial obligations of IA D of CFD No. 10 for Fiscal Year 2004-05.

Section IV

Section IV provides (i) a description of the Special Tax classifications and (ii) an update of the development which has occurred in IA D of CFD No. 10.

Section V

Section V describes the Annual Special Tax rates and reviews the methodology used to apportion the Annual Special Tax Requirement between Developed Property and Undeveloped Property.

I. ANNUAL SPECIAL TAX LEVY FOR FISCAL YEAR 2003-04

The aggregate Annual Special Tax levy for Fiscal Year 2003-04 equaled \$313,784.53. Special Taxes were levied on Developed Property and Undeveloped Property. A summary of the levy for Fiscal Year 2003-04 is shown in Table 1.

TABLE 1

**ANNUAL SPECIAL TAX RATES AND LEVY
OF FISCAL YEAR 2003-04**

Land Use	Building Square Feet	Number of Unit/Acres	Annual Special Tax Rate	Total Special Taxes
Detached/Attached Units	≤ 2,700	12	\$2,183.90	\$26,206.80
Detached/Attached Units	2,701 – 3,100	28	\$2,379.72	\$66,632.16
Detached/Attached Units	> 3,100	55	\$2,575.52	\$38,632.80
Undeveloped Property	NA	13.532	\$13,472.71	\$182,312.77
<i>Total</i>	<i>NA</i>	<i>NA</i>	<i>NA</i>	<i>\$313,784.53</i>

David Taussig & Associates, Inc. ("DTA") has received delinquency information from the County of San Diego ("County") for the first installment of Fiscal Year 2003-04. The Annual Special Tax delinquencies for the first installment equaled \$2,575.52 resulting in a delinquency rate of 1.64% percent. DTA has concluded that IA D of CFD No. 10 will be able to meet its remaining obligations for Fiscal Year 2003-04.

II. FUNDS AND ACCOUNTS

The Indenture established nine (9) funds for IA D of CFD No. 10. They are the Administrative Expense Fund, Bond Fund, Cost of Issuance Fund, Improvement Fund, Rebate Fund, Reserve Fund, Redemption Fund, Letter of Credit Fund, and Special Tax Fund. Within the Bond Fund, an Interest Account and a Principal Account were created. Additionally, within the Interest Account, a Capitalized Interest Subaccount was created.

All receipts from the collection of Annual Special Taxes for IA D of CFD No. 10 are deposited in the Special Tax Fund, which is administered by the Fiscal Agent. Pursuant to the Indenture, the Fiscal Agent transfers the Annual Special Tax receipts to the funds in the amount and priority set forth below.

1. **Administrative Expense Fund** – an amount equal to the Administrative Expense Requirement of IA D of CFD No. 10 for that Fiscal Year;
2. **Bond Fund** – an amount taking into account any amounts then on deposit sufficient to meet the principal, premium, if any, and interest due on the next interest payment date;
3. **Reserve Fund** – any amount, taking into account any amounts then on deposit, that may be necessary to replenish this fund to the Reserve Requirement.
4. **Rebate Fund** – an amount, requested in writing by the District, to be used to pay rebate to the United States government.
5. **Administrative Expense Fund** – any additional amount needed to defray the costs of administering IA D of CFD No. 10 in excess of the Administrative Expense Requirement.

Any monies remaining in the Special Tax Fund after each of the above transfer are made shall remain on deposit in the Special Tax Fund. However, after such time as the levy of Special Taxes on Developed Property exceeds the Annual Special Tax Requirement, then excess monies shall be paid to the District to be used for school facilities.

The Reserve Requirement is an amount equal to the lesser of (i) ten percent (10%) of the original proceeds of the IA D Bonds, (ii) Maximum Annual Debt Service on the IA D Bonds, or (iii) one hundred twenty-five percent (125%) of the average annual debt service on the IA D Bonds. As of the date of the Report, the Reserve Requirement was \$487,016.38.

A. Sources and Uses of Funds

Sources of funds for IA D of CFD No. 10 during the period of July 1, 2003, to May 1, 2004, totaled \$250,454.77. Of this amount, Special Tax Receipts totaled \$207,270.53, interest earnings totaled \$2,461.83, and \$40,722.41 was deposited into the Administrative Expense Fund as reimbursement for monies spent for the formation of IA D of CFD No. 11 and the issuance of the IA D Bonds. Table 2 shows that interest earnings for each fund, account and subaccount for the period stated above.

TABLE 2

**INTEREST EARNINGS
JULY 1, 2003 THROUGH MAY 1, 2004**

Funds, Accounts and Subaccounts	Interest Earnings
Special Tax Fund	\$133.97
Reserve Fund	\$2,032.07
Bond Fund	\$0.00
Cost of Issuance Fund	\$41.60
Improvement Fund	\$13.23
Redemption Fund	\$0.00
Rebate Fund	\$0.00
Administrative Expense Fund	\$113.55
Letter of Credit Fund	\$0.00
Interest Account	\$0.00
Principal Account	\$0.00
Capitalized Interest Subaccount	\$127.41
Total	\$2,461.83

Total uses of funds during the period of July 1, 2003, to May 1, 2004, was \$323,788.95. Of this amount, \$283,382.50 in interest was paid to bondholders, \$9,607.67 was used to construct facilities and \$30,798.78 was paid for the legal/consulting/professional services. A detailed analysis of all transactions within the funds, accounts and subaccount for this period is included as Exhibit A.

In July 2003, Zions First National Bank ("Zions") succeeded US Bank, N.A. as Fiscal Agent at the request of the District. Therefore, all funds on deposit with US Bank, N.A. were transferred to Zions on July 9, 2003.

B. Account Balances

The balances as of May 1, 2004, in the funds, accounts and subaccount established pursuant to the Indenture are shown in Table 3.

TABLE 3

**FUND, ACCOUNT AND SUBACCOUNT BALANCES
AS OF MAY 1, 2004**

Funds, Accounts and Subaccount	Balance
Special Tax Fund	\$51,787.97
Reserve Fund	\$487,253.91
Bond Fund	\$0.00
Cost of Issuance Fund	\$0.00
Improvement Fund	\$853.16
Redemption Fund	\$0.00
Rebate Fund	\$0.00
Administrative Expense Fund	\$41,856.03
Letter of Credit Fund	\$0.00
Interest Account	\$1.27
Principal Account	\$0.00
Capitalized Interest Subaccount	\$0.00

III. ANNUAL SPECIAL TAX REQUIREMENT FOR FISCAL YEAR 2004-05

The Annual Special Tax Requirement of IA D of CFD No. 10 for Fiscal Year 2004-05 is equal to \$328,257.50. This amount represents (i) interest payments due to bondholders in Calendar Year 2005, (ii) anticipated Administrative Expenses for Fiscal Year 2004-05. Table 4 shows the calculation of the Annual Special Tax Requirement of IA D of CFD No. 10 for Fiscal Year 2004-05.

TABLE 4

**ANNUAL SPECIAL TAX REQUIREMENT
FOR FISCAL YEAR 2004-05**

FY 2003-04 Current and Projected Funds		\$155,002.85
Balance of Special Tax Fund Balance (as of 5/01/04)	\$51,787.97	
Balance of Interest Fund (as of 5/01/04)	\$1.27	
Projected Special Tax Receipts	\$103,213.61	
FY 2003-04 Remaining Obligations		\$155,002.85
Interest Due September 1, 2004	\$141,691.25	
Principal Due September 1, 2004	\$5,000.00	
Remaining Administrative Expenses	\$8,311.60	
<i>FY 2003-04 Surplus/(Draw on Reserve Fund)</i>		<i>\$0.00</i>
FY 204-05 Obligations		\$328,257.50
Interest Payment Due March 1, 2005	\$141,628.75	
Interest Payment Due September 1, 2005	\$141,628.75	
Principal Payment Due September 1, 2005	\$15,000.00	
Administrative Expense Budget for Fiscal Year 2004-05	\$30,000.00	
<i>Annual Special Tax Requirements for FY 2004-05</i>		<i>\$328,257.50</i>

IV. SPECIAL TAX CLASSIFICATIONS AND DEVELOPMENT UPDATE

IA D of CFD No. 10 encompasses approximately 78.36 gross acres of land within the City of San Diego ("City"). At build-out, IA D of CFD No. 10 is expected to be developed with 142 Units.

A. Special Tax Classifications

Each Fiscal Year, the District calculates the Annual Special Taxes to be levied against Taxable Property within IA D of CFD No. 10. The RMA defines two (2) categories of Taxable Property, "Developed Property" and "Undeveloped Property". Developed Property is in turn divided into three (3) tax classes which vary with Unit size. The Developed Property classifications are shown in Table 5.

TABLE 5

**SPECIAL TAX CLASSIFICATIONS
OF DEVELOPED PROPERTY**

Land Use	Building Square Footage
Attached/Detached Unit	< 2,700
Attached/Detached Unit	2,701 – 3,100
Attached/Detached Unit	> 3,100

Developed Property is distinguished from Undeveloped Property by the issuance of a building permit. Specifically, Developed Property means, for any Fiscal Year, all Assessor's Parcels in IA D of CFD No. 10 for which a building permit has been issued as of May 1 of the previous Fiscal Year, provided that such Assessor's Parcels were created on or before January 1 of the prior Fiscal Year and that such Assessor's Parcels are associated with a Lot. For example, all Assessor's Parcels in IA D of CFD No. 10 for which a building permit was issued as of May 1, 2004, will be classified as Developed Property in Fiscal Year 2004-05.

B. Development Update

As of May 1, 2004, the City had issued building permits for 115 Units. This equates to IA D of CFD No. 10 being 80.99 percent built-out for Fiscal Year 2004-05. Table 6 lists the status of Developed Property in IA D of CFD No. 10 by Special Tax class for Fiscal Year 2004-05.

TABLE 6

STATUS OF DEVELOPED PROPERTY

Land Use	Building Square Footage	Fiscal Year 2003-04	Fiscal Year 2004-05
Attached/Detached Unit	< 2,700	12 Units	27 Units
Attached/Detached Unit	2,701 – 3,100	28 Units	59 Units
Attached/Detached Unit	> 3,100	15 Units	29 Units

V. METHOD OF APPORTIONMENT

Section F of the RMA apportions the Annual Special Tax Requirement to the Taxable Property of IA D of CFD No. 10 in a three (3) step process.

The first step states that the Annual Special Tax shall be levied against each parcel of Developed Property at the Assigned Annual Special Tax rate applicable to such Assessor's Parcel. If the Special Taxes raised pursuant to the first step are less than the Annual Special Tax Requirement, then the second step is applied. The second step states that the Annual Special Tax shall be levied Proportionately on each Assessor's Parcel of Undeveloped Property up to the Assigned Annual Special Tax rate applicable to such Assessor's Parcel. If the Annual Special Taxes raised pursuant to the first two steps are less than the Annual Special Tax Requirement, then the third step is applied. This step states that the Annual Special Tax on each Assessor's Parcel of Developed Property whose Maximum Special Tax is the Backup Annual Special Tax shall be increased Proportionately from the Assigned Annual Special Tax Rate up to the Backup Annual Special Tax rate in order to satisfy the Annual Special Tax Requirement.

Application of the first two (2) steps yield sufficient Special Taxes to satisfy the Annual Special Tax Requirement for Fiscal Year 2004-05. Specifically, IA D of CFD No. 10 needs to levy approximately 65.06 percent of the Assigned Annual Special Tax rate on Undeveloped Property. The Annual Special Tax rates of IA D of CFD No. 10 for Fiscal Year 2004-05 are shown in Table 7. The Annual Special Tax roll, which lists the actual Annual Special Tax levied against each Assessor's Parcel, is included as Exhibit B.

TABLE 7

**ANNUAL SPECIAL TAX RATES
FOR FISCAL YEAR 2004-05**

Land Use	Building Square Footage	FY 2004-05 Special Tax
Detached/Attached Unit	≤ 2,700	\$2,227.58 per Unit
Detached/Attached Unit	2,701 – 3,100	\$2,427.30 per Unit
Detached/Attached Unit	> 3,100	\$2,627.04 per Unit
Undeveloped Property	NA	\$11,414.71 per acre

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EXHIBIT A

**SUMMARY OF TRANSACTIONS WITHIN
THE FUNDS, ACCOUNTS AND SUBACCOUNT
FISCAL YEAR 2003-04**

**SOURCES AND USES OF FUNDS
POWAY UNIFIED SCHOOL DISTRICT CFD NO. 10
IMPROVEMENT AREA D
JULY 2003**

	INTEREST ACCOUNT	PRINCIPAL ACCOUNT	IMPROVEMENT FUND(1)	RESERVE FUND(1)	ADMINISTRATIVE EXPENSE FUND(1)	CAPITALIZED INTEREST SUBACCOUNT(1)	SPECIAL TAX FUND	LETTER OF CREDIT FUND	COSTS OF ISSUANCE FUND(1)	REDEMPTION FUND	REBATE FUND	TOTAL
BEGINNING BALANCE	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
SOURCES OF FUNDS												
SPECIAL TAX RECEIPTS	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
OTHER INVESTMENT EARNINGS	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
INVESTMENT AGREEMENT EARNINGS	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
MISCELLANEOUS	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
TOTAL SOURCES	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
USES OF FUNDS												
INTEREST PAYMENTS	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
PRINCIPAL PAYMENTS	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
ACQUISITION/CONSTRUCTION PAYMENTS	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
LEGAL/CONSULTING/PROFESSIONAL SERVICES	\$0.00	\$0.00	\$0.00	\$0.00	(\$1,328.55)	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	(\$1,328.55)
MISCELLANEOUS	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
TOTAL USES	\$0.00	\$0.00	\$0.00	\$0.00	(\$1,328.55)	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	(\$1,328.55)
TRANSFERS	\$0.00	\$0.00	\$2.37	\$488,495.40	\$7,313.81	\$142,939.83	\$0.00	\$0.00	\$16,335.11	\$0.00	\$0.00	\$16,335.11
ENDING BALANCE	\$0.00	\$0.00	\$2.37	\$488,495.40	\$5,985.26	\$142,939.83	\$0.00	\$0.00	\$16,335.11	\$0.00	\$0.00	\$653,757.97

**SOURCES AND USES OF FUNDS
POWAY UNIFIED SCHOOL DISTRICT CFD NO. 10
IMPROVEMENT AREA D
AUGUST 2003**

	INTEREST ACCOUNT	PRINCIPAL ACCOUNT	IMPROVEMENT FUND	RESERVE FUND	ADMINISTRATIVE EXPENSE FUND	CAPITALIZED INTEREST SUBACCOUNT	SPECIAL TAX FUND	LETTER OF CREDIT FUND	COSTS OF ISSUANCE FUND	REDEMPTION FUND	REBATE FUND	TOTAL
BEGINNING BALANCE	\$0.00	\$0.00	\$2.37	\$488,495.40	\$5,985.26	\$142,939.83	\$0.00	\$0.00	\$16,335.11	\$0.00	\$0.00	\$653,757.97
SOURCES OF FUNDS												
SPECIAL TAX RECEIPTS	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
OTHER INVESTMENT EARNINGS	\$0.00	\$0.00	\$0.00	\$181.05	\$2.69	\$52.98	\$0.00	\$0.00	\$6.05	\$0.00	\$0.00	\$242.77
INVESTMENT AGREEMENT EARNINGS	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
MISCELLANEOUS	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
TOTAL SOURCES	\$0.00	\$0.00	\$0.00	\$181.05	\$2.69	\$52.98	\$0.00	\$0.00	\$6.05	\$0.00	\$0.00	\$242.77
USES OF FUNDS												
INTEREST PAYMENTS	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
PRINCIPAL PAYMENTS	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
ACQUISITION/CONSTRUCTION PAYMENTS	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
LEGAL/CONSULTING/PROFESSIONAL SERVICES	\$0.00	\$0.00	\$0.00	\$0.00	(\$294.30)	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	(\$294.30)
MISCELLANEOUS	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
TOTAL USES	\$0.00	\$0.00	\$0.00	\$0.00	(\$294.30)	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	(\$294.30)
TRANSFERS	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
ENDING BALANCE	\$0.00	\$0.00	\$2.37	\$488,676.45	\$5,693.65	\$142,992.81	\$0.00	\$0.00	\$16,341.16	\$0.00	\$0.00	\$653,706.44

**SOURCES AND USES OF FUNDS
POWAY UNIFIED SCHOOL DISTRICT CFD NO. 10
IMPROVEMENT AREA D
SEPTEMBER 2003**

	INTEREST ACCOUNT(2)	PRINCIPAL ACCOUNT	IMPROVEMENT FUND	RESERVE FUND	ADMINISTRATIVE EXPENSE FUND	CAPITALIZED INTEREST SUBACCOUNT	SPECIAL TAX FUND	LETTER OF CREDIT FUND	COSTS OF ISSUANCE FUND	REDEMPTION FUND	REBATE FUND	TOTAL
BEGINNING BALANCE		\$0.00	\$2.37	\$488,676.45	\$5,693.65	\$142,992.81	\$0.00	\$0.00	\$16,341.16	\$0.00	\$0.00	\$653,706.44
SOURCES OF FUNDS												
SPECIAL TAX RECEIPTS	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
OTHER INVESTMENT EARNINGS	\$0.00	\$0.00	\$0.00	\$233.23	\$2.84	\$68.24	\$0.00	\$0.00	\$7.80	\$0.00	\$0.00	\$312.11
INVESTMENT AGREEMENT EARNINGS	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
MISCELLANEOUS	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
TOTAL SOURCES	\$0.00	\$0.00	\$0.00	\$233.23	\$2.84	\$68.24	\$0.00	\$0.00	\$7.80	\$0.00	\$0.00	\$312.11
USES OF FUNDS												
INTEREST PAYMENTS	(\$141,691.25)	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	(\$141,691.25)
PRINCIPAL PAYMENTS	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
ACQUISITION/CONSTRUCTION PAYMENTS	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
LEGAL/CONSULTING/PROFESSIONAL SERVICES	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
MISCELLANEOUS	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
TOTAL USES	(\$141,691.25)	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	(\$141,691.25)
TRANSFERS	\$141,691.25	\$0.00	\$0.00	\$0.00	\$0.00	(\$141,691.25)	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
ENDING BALANCE	\$0.00	\$0.00	\$2.37	\$488,909.68	\$5,696.49	\$1,369.80	\$0.00	\$0.00	\$16,348.96	\$0.00	\$0.00	\$512,327.30

**SOURCES AND USES OF FUNDS
POWAY UNIFIED SCHOOL DISTRICT CFD NO. 10
IMPROVEMENT AREA D
OCTOBER 2003**

	INTEREST ACCOUNT	PRINCIPAL ACCOUNT	IMPROVEMENT FUND	RESERVE FUND	ADMINISTRATIVE EXPENSE FUND(3) (4)	CAPITALIZED INTEREST SUBACCOUNT	SPECIAL TAX FUND	LETTER OF CREDIT FUND	COSTS OF ISSUANCE FUND	REDEMPTION FUND	REBATE FUND	TOTAL
BEGINNING BALANCE	\$0.00	\$0.00	\$2.37	\$488,909.68	\$5,696.49	\$1,369.80	\$0.00	\$0.00	\$16,348.96	\$0.00	\$0.00	\$512,327.30
SOURCES OF FUNDS												
SPECIAL TAX RECEIPTS	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
OTHER INVESTMENT EARNINGS	\$0.00	\$0.00	\$0.00	\$229.53	\$2.67	\$2.96	\$0.00	\$0.00	\$7.68	\$0.00	\$0.00	\$242.84
INVESTMENT AGREEMENT EARNINGS	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
MISCELLANEOUS	\$0.00	\$0.00	\$0.00	\$0.00	\$40,722.41	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$40,722.41
TOTAL SOURCES	\$0.00	\$0.00	\$0.00	\$229.53	\$40,725.08	\$2.96	\$0.00	\$0.00	\$7.68	\$0.00	\$0.00	\$40,965.25
USES OF FUNDS												
INTEREST PAYMENTS	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
PRINCIPAL PAYMENTS	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
ACQUISITION/CONSTRUCTION PAYMENTS	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
LEGAL/CONSULTING/PROFESSIONAL SERVICES	\$0.00	\$0.00	\$0.00	\$0.00	(\$12,754.89)	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	(\$12,754.89)
MISCELLANEOUS	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
TOTAL USES	\$0.00	\$0.00	\$0.00	\$0.00	(\$12,754.89)	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	(\$12,754.89)
TRANSFERS	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
ENDING BALANCE	\$0.00	\$0.00	\$2.37	\$489,139.21	\$33,666.68	\$1,372.76	\$0.00	\$0.00	\$16,356.64	\$0.00	\$0.00	\$540,537.66

**SOURCES AND USES OF FUNDS
POWAY UNIFIED SCHOOL DISTRICT CFD NO. 10
IMPROVEMENT AREA D
NOVEMBER 2003**

	INTEREST ACCOUNT	PRINCIPAL ACCOUNT	IMPROVEMENT FUND	RESERVE FUND	ADMINISTRATIVE EXPENSE FUND	CAPITALIZED INTEREST SUBACCOUNT	SPECIAL TAX FUND	LETTER OF CREDIT FUND	COSTS OF ISSUANCE FUND	REDEMPTION FUND	REBATE FUND	TOTAL
BEGINNING BALANCE	\$0.00	\$0.00	\$2.37	\$489,139.21	\$33,666.68	\$1,372.76	\$0.00	\$0.00	\$16,356.64	\$0.00	\$0.00	\$540,537.66
SOURCES OF FUNDS												
SPECIAL TAX RECEIPTS	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$11,800.68	\$0.00	\$0.00	\$0.00	\$0.00	\$11,800.68
OTHER INVESTMENT EARNINGS	\$0.00	\$0.00	\$0.00	\$233.35	\$16.90	\$0.65	\$0.00	\$0.00	\$7.80	\$0.00	\$0.00	\$258.70
INVESTMENT AGREEMENT EARNINGS	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
MISCELLANEOUS	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
TOTAL SOURCES	\$0.00	\$0.00	\$0.00	\$233.35	\$16.90	\$0.65	\$11,800.68	\$0.00	\$7.80	\$0.00	\$0.00	\$12,059.38
USES OF FUNDS												
INTEREST PAYMENTS	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
PRINCIPAL PAYMENTS	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
ACQUISITION/CONSTRUCTION PAYMENTS	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
LEGAL CONSULTING/PROFESSIONAL SERVICES	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
MISCELLANEOUS	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
TOTAL USES	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
TRANSFERS	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
ENDING BALANCE	\$0.00	\$0.00	\$2.37	\$489,372.56	\$33,683.58	\$1,373.41	\$11,800.68	\$0.00	\$16,364.44	\$0.00	\$0.00	\$552,597.04

**SOURCES AND USES OF FUNDS
POWAY UNIFIED SCHOOL DISTRICT CFD NO. 10
IMPROVEMENT AREA D
DECEMBER 2003**

	INTEREST ACCOUNT	PRINCIPAL ACCOUNT	IMPROVEMENT FUND	RESERVE FUND	ADMINISTRATIVE EXPENSE FUND	CAPITALIZED INTEREST SUBACCOUNT	SPECIAL TAX FUND	LETTER OF CREDIT FUND	COSTS OF ISSUANCE FUND	REDEMPTION FUND	REBATE FUND	TOTAL
BEGINNING BALANCE	\$0.00	\$0.00	\$2.37	\$489,372.56	\$33,683.58	\$1,373.41	\$11,800.68	\$0.00	\$16,364.44	\$0.00	\$0.00	\$552,597.04
SOURCES OF FUNDS												
SPECIAL TAX RECEIPTS	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$31,159.17	\$0.00	\$0.00	\$0.00	\$0.00	\$31,159.17
OTHER INVESTMENT EARNINGS	\$0.00	\$0.00	\$0.00	\$228.21	\$15.71	\$0.64	\$2.59	\$0.00	\$7.63	\$0.00	\$0.00	\$254.78
INVESTMENT AGREEMENT EARNINGS	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
MISCELLANEOUS	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
TOTAL SOURCES	\$0.00	\$0.00	\$0.00	\$228.21	\$15.71	\$0.64	\$31,161.76	\$0.00	\$7.63	\$0.00	\$0.00	\$31,413.95
USES OF FUNDS												
INTEREST PAYMENTS	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
PRINCIPAL PAYMENTS	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
ACQUISITION/CONSTRUCTION PAYMENTS	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
LEGAL/CONSULTING/PROFESSIONAL SERVICES	\$0.00	\$0.00	\$0.00	\$0.00	(\$2,069.18)	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	(\$2,069.18)
MISCELLANEOUS*	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
TOTAL USES	\$0.00	\$0.00	\$0.00	\$0.00	(\$2,069.18)	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	(\$2,069.18)
TRANSFERS	\$0.00	\$0.00	\$16,372.07	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	(\$16,372.07)	\$0.00	\$0.00	\$0.00
ENDING BALANCE	\$0.00	\$0.00	\$16,374.44	\$489,600.77	\$31,630.11	\$1,374.05	\$42,962.44	\$0.00	\$0.00	\$0.00	\$0.00	\$581,941.81

**SOURCES AND USES OF FUNDS
POWAY UNIFIED SCHOOL DISTRICT CFD NO. 10
IMPROVEMENT AREA D
JANUARY 2004**

	INTEREST ACCOUNT	PRINCIPAL ACCOUNT	IMPROVEMENT FUND	RESERVE FUND	ADMINISTRATIVE EXPENSE FUND	CAPITALIZED INTEREST SUBACCOUNT	SPECIAL TAX FUND	LETTER OF CREDIT FUND	COSTS OF ISSUANCE FUND(S)	REDEMPTION FUND	REBATE FUND	TOTAL
BEGINNING BALANCE	\$0.00	\$0.00	\$16,374.44	\$489,600.77	\$31,630.11	\$1,374.05	\$42,962.44	\$0.00	\$0.00	\$0.00	\$0.00	\$581,941.81
SOURCES OF FUNDS												
SPECIAL TAX RECEIPTS	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$117,430.89	\$0.00	\$0.00	\$0.00	\$0.00	\$117,430.89
OTHER INVESTMENT EARNINGS	\$0.00	\$0.00	\$0.00	\$237.93	\$15.63	\$0.67	\$10.56	\$0.00	\$4.64	\$0.00	\$0.00	\$269.43
INVESTMENT AGREEMENT EARNINGS	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
MISCELLANEOUS	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
TOTAL SOURCES	\$0.00	\$0.00	\$0.00	\$237.93	\$15.63	\$0.67	\$117,441.45	\$0.00	\$4.64	\$0.00	\$0.00	\$117,700.32
USES OF FUNDS												
INTEREST PAYMENTS	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
PRINCIPAL PAYMENTS	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
ACQUISITION/CONSTRUCTION PAYMENTS	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
LEGAL CONSULTING/PROFESSIONAL SERVICES	\$0.00	\$0.00	\$0.00	\$0.00	(\$1,408.43)	\$0.00	\$0.00	\$0.00	(\$3,337.08)	\$0.00	\$0.00	(\$4,745.51)
MISCELLANEOUS	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
TOTAL USES	\$0.00	\$0.00	\$0.00	\$0.00	(\$1,408.43)	\$0.00	\$0.00	\$0.00	(\$3,337.08)	\$0.00	\$0.00	(\$4,745.51)
TRANSFERS	\$0.00	\$0.00	(\$3,332.44)	\$0.00	\$15,300.00	\$0.00	(\$15,300.00)	\$0.00	\$3,332.44	\$0.00	\$0.00	(\$0.00)
ENDING BALANCE	\$0.00	\$0.00	\$13,042.00	\$489,838.70	\$45,537.31	\$1,374.72	\$145,103.89	\$0.00	\$0.00	\$0.00	\$0.00	\$694,896.62

**SOURCES AND USES OF FUNDS
POWAY UNIFIED SCHOOL DISTRICT CFD NO. 10
IMPROVEMENT AREA D
FEBRUARY 2004**

	INTEREST ACCOUNT	PRINCIPAL ACCOUNT	IMPROVEMENT FUND	RESERVE FUND	ADMINISTRATIVE EXPENSE FUND	CAPITALIZED INTEREST SUBACCOUNT	SPECIAL TAX FUND	LETTER OF CREDIT FUND	COSTS OF ISSUANCE FUND	REDEMPTION FUND	REBATE FUND	TOTAL
BEGINNING BALANCE	\$0.00	\$0.00	\$13,042.00	\$489,838.70	\$45,537.31	\$1,374.72	\$145,103.89	\$0.00	\$0.00	\$0.00	\$0.00	\$694,896.62
SOURCES OF FUNDS												
SPECIAL TAX RECEIPTS	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$5,679.16	\$0.00	\$0.00	\$0.00	\$0.00	\$5,679.16
OTHER INVESTMENT EARNINGS	\$0.00	\$0.00	\$4.77	\$231.70	\$17.07	\$0.65	\$46.64	\$0.00	\$0.00	\$0.00	\$0.00	\$300.83
INVESTMENT AGREEMENT EARNINGS	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
MISCELLANEOUS	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
TOTAL SOURCES	\$0.00	\$0.00	\$4.77	\$231.70	\$17.07	\$0.65	\$5,725.80	\$0.00	\$0.00	\$0.00	\$0.00	\$5,979.99
USES OF FUNDS												
INTEREST PAYMENTS	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
PRINCIPAL PAYMENTS	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
ACQUISITION/CONSTRUCTION PAYMENTS	\$0.00	\$0.00	(\$3,987.50)	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	(\$3,987.50)
LEGAL/CONSULTING/PROFESSIONAL SERVICES	\$0.00	\$0.00	\$0.00	\$0.00	(\$2,275.00)	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	(\$2,275.00)
MISCELLANEOUS	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
TOTAL USES	\$0.00	\$0.00	(\$3,987.50)	\$0.00	(\$2,275.00)	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	(\$6,262.50)
TRANSFERS	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
ENDING BALANCE	\$0.00	\$0.00	\$9,059.27	\$490,070.40	\$43,279.38	\$1,375.37	\$150,829.69	\$0.00	\$0.00	\$0.00	\$0.00	\$694,614.11

**SOURCES AND USES OF FUNDS
POWAY UNIFIED SCHOOL DISTRICT CFD NO. 10
IMPROVEMENT AREA D
MARCH 2004**

	INTEREST ACCOUNT(6)	PRINCIPAL ACCOUNT	IMPROVEMENT FUND	RESERVE FUND	ADMINISTRATIVE EXPENSE FUND	CAPITALIZED INTEREST SUBACCOUNT	SPECIAL TAX FUND	LETTER OF CREDIT FUND	COSTS OF ISSUANCE FUND	REDEMPTION FUND	REBATE FUND	TOTAL
BEGINNING BALANCE	\$0.00	\$0.00	\$9,059.27	\$490,070.40	\$43,279.38	\$1,375.37	\$150,829.69	\$0.00	\$0.00	\$0.00	\$0.00	\$694,614.11
SOURCES OF FUNDS												
SPECIAL TAX RECEIPTS	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$9,058.06	\$0.00	\$0.00	\$0.00	\$0.00	\$9,058.06
OTHER INVESTMENT EARNINGS	\$0.00	\$0.00	\$4.18	\$219.54	\$19.49	\$0.62	\$66.62	\$0.00	\$0.00	\$0.00	\$0.00	\$310.45
INVESTMENT AGREEMENT EARNINGS	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
MISCELLANEOUS	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
TOTAL SOURCES	\$0.00	\$0.00	\$4.18	\$219.54	\$19.49	\$0.62	\$9,124.68	\$0.00	\$0.00	\$0.00	\$0.00	\$9,368.51
USES OF FUNDS												
INTEREST PAYMENTS	(\$141,691.25)	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	(\$141,691.25)
PRINCIPAL PAYMENTS	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
ACQUISITION/CONSTRUCTION PAYMENTS	\$0.00	\$0.00	(\$5,620.17)	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	(\$5,620.17)
LEGAL/CONSULTING/PROFESSIONAL SERVICES	\$0.00	\$0.00	\$0.00	\$0.00	(\$1,262.00)	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	(\$1,262.00)
MISCELLANEOUS	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
TOTAL USES	(\$141,691.25)	\$0.00	(\$5,620.17)	\$0.00	(\$1,262.00)	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	(\$148,573.42)
TRANSFERS	\$141,691.25	\$0.00	\$3,273.56	(\$3,273.56)	\$0.00	(\$1,374.72)	(\$140,316.53)	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
ENDING BALANCE	\$0.00	\$0.00	\$6,716.84	\$487,016.38	\$42,036.87	\$1.27	\$19,637.84	\$0.00	\$0.00	\$0.00	\$0.00	\$555,409.20

**SOURCES AND USES OF FUNDS
POWAY UNIFIED SCHOOL DISTRICT CFD NO. 10
IMPROVEMENT AREA D
APRIL 2004**

	INTEREST ACCOUNT	PRINCIPAL ACCOUNT	IMPROVEMENT FUND	RESERVE FUND	ADMINISTRATIVE EXPENSE FUND	CAPITALIZED INTEREST SUBACCOUNT	SPECIAL TAX FUND	LETTER OF CREDIT FUND	COSTS OF ISSUANCE FUND	REDEMPTION FUND	REBATE FUND	TOTAL
BEGINNING BALANCE	\$0.00	\$0.00	\$6,716.84	\$487,016.38	\$42,036.87	\$1.27	\$19,637.84	\$0.00	\$0.00	\$0.00	\$0.00	\$555,409.20
SOURCES OF FUNDS												
SPECIAL TAX RECEIPTS	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$32,142.57	\$0.00	\$0.00	\$0.00	\$0.00	\$32,142.57
OTHER INVESTMENT EARNINGS	\$0.00	\$0.00	\$4.28	\$237.53	\$20.55	\$0.00	\$7.56	\$0.00	\$0.00	\$0.00	\$0.00	\$269.92
INVESTMENT AGREEMENT EARNINGS	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
MISCELLANEOUS	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
TOTAL SOURCES	\$0.00	\$0.00	\$4.28	\$237.53	\$20.55	\$0.00	\$32,150.13	\$0.00	\$0.00	\$0.00	\$0.00	\$32,412.49
USES OF FUNDS												
INTEREST PAYMENTS	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
PRINCIPAL PAYMENTS	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
ACQUISITION/CONSTRUCTION PAYMENTS	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
LEGAL/CONSULTING/PROFESSIONAL SERVICES	\$0.00	\$0.00	(\$5,867.96)	\$0.00	(\$201.39)	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	(\$6,069.35)
MISCELLANEOUS	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
TOTAL USES	\$0.00	\$0.00	(\$5,867.96)	\$0.00	(\$201.39)	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	(\$6,069.35)
TRANSFERS	\$1.27	\$0.00	\$0.00	\$0.00	\$0.00	(\$1.27)	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
ENDING BALANCE	\$1.27	\$0.00	\$853.16	\$487,253.91	\$41,856.03	\$0.00	\$51,787.97	\$0.00	\$0.00	\$0.00	\$0.00	\$581,752.34

**SOURCES AND USES OF FUNDS
POWAY UNIFIED SCHOOL DISTRICT CFD NO. 10
IMPROVEMENT AREA D
MAY 2004**

Called to Confirm Account Activity (C)	R 7150802B	R 7150802C	R 7150802E	R 7150802D	R 7150802I	R 7150802H	R 7150802A	R 7150802F	R 7150802J	NA	NA	
	INTEREST ACCOUNT	PRINCIPAL FUND	IMPROVEMENT FUND	RESERVE FUND	ADMINISTRATIVE EXPENSE FUND	CAPITALIZED INTEREST SUBACCOUNT	SPECIAL TAX FUND	LETTER OF CREDIT FUND	COSTS OF ISSUANCE FUND	REDEMPTION FUND	REBATE FUND	TOTAL
BEGINNING BALANCE	\$1.27	\$0.00	\$853.16	\$487,253.91	\$41,856.03	\$0.00	\$51,787.97	\$0.00	\$0.00	\$0.00	\$0.00	\$581,752.34
SOURCES OF FUNDS												
SPECIAL TAX RECEIPTS	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$103,213.61	\$0.00	\$0.00	\$0.00	\$0.00	\$103,213.61
OTHER INVESTMENT EARNINGS	\$0.00	\$0.00	\$3.00	\$223.57	\$19.29	\$0.00	\$16.68	\$0.00	\$0.00	\$0.00	\$0.00	\$262.54
INVESTMENT AGREEMENT EARNINGS	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
MISCELLANEOUS	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
TOTAL SOURCES	\$0.00	\$0.00	\$3.00	\$223.57	\$19.29	\$0.00	\$103,230.29	\$0.00	\$0.00	\$0.00	\$0.00	\$103,476.15
USES OF FUNDS												
INTEREST PAYMENTS	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
PRINCIPAL PAYMENTS	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
ACQUISITION/CONSTRUCTION PAYMENTS	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
LEGAL/CONSULTING/PROFESSIONAL SERVICES	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
MISCELLANEOUS	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
TOTAL USES	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
TRANSFERS	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
ENDING BALANCE	\$1.27	\$0.00	\$856.16	\$487,477.48	\$41,875.32	\$0.00	\$155,018.26	\$0.00	\$0.00	\$0.00	\$0.00	\$685,228.49

EXHIBIT B

**ANNUAL SPECIAL TAX ROLL
FISCAL YEAR 2004-05**

**POWAY UNIFIED SCHOOL DISTRICT
IMPROVEMENT AREA D OF
COMMUNITY FACILITIES DISTRICT NO. 10
SPECIAL TAX LEVY FOR FISCAL YEAR 2004-05**

ASSESSOR PARCEL NUMBER				SPECIAL TAX*
BOOK	PAGE	PARCEL	INT	
306	360	1	00	\$1,404.00
306	360	2	00	\$1,324.10
306	360	3	00	\$1,346.94
306	360	4	00	\$1,461.08
306	360	5	00	\$1,632.30
306	360	6	00	\$1,769.28
306	360	7	00	\$1,769.28
306	360	8	00	\$1,746.44
306	360	9	00	\$1,575.22
306	360	10	00	\$1,461.08
306	360	11	00	\$1,472.50
306	360	12	00	\$1,449.66
306	360	13	00	\$2,317.18
306	360	14	00	\$2,853.68
306	360	15	00	\$2,627.04
306	360	16	00	\$2,427.30
306	360	17	00	\$1,438.24
306	360	18	00	\$1,426.84
306	360	19	00	\$2,227.58
306	360	20	00	\$2,427.30
306	360	21	00	\$2,427.30
306	360	22	00	\$2,227.58
306	360	23	00	\$2,427.30
306	360	24	00	\$2,627.04
306	360	25	00	\$2,427.30
306	360	26	00	\$2,627.04
306	360	27	00	\$2,427.30
306	360	28	00	\$2,427.30
306	360	29	00	\$2,627.04
306	360	30	00	\$2,427.30
306	360	31	00	\$2,427.30
306	360	32	00	\$2,227.58
306	360	33	00	\$2,427.30
306	360	34	00	\$2,627.04
306	360	35	00	\$2,627.04
306	360	36	00	\$2,427.30
306	360	37	00	\$2,427.30

**POWAY UNIFIED SCHOOL DISTRICT
IMPROVEMENT AREA D OF
COMMUNITY FACILITIES DISTRICT NO. 10
SPECIAL TAX LEVY FOR FISCAL YEAR 2004-05**

ASSESSOR PARCEL NUMBER				SPECIAL TAX*
BOOK	PAGE	PARCEL	INT	
306	360	38	00	\$2,427.30
306	360	39	00	\$2,227.58
306	360	40	00	\$2,627.04
306	360	41	00	\$2,427.30
306	360	42	00	\$2,627.04
306	360	43	00	\$2,427.30
306	360	44	00	\$2,227.58
306	360	45	00	\$2,627.04
306	360	46	00	\$1,986.16
306	360	47	00	\$1,529.56
306	360	48	00	\$2,088.88
306	360	49	00	\$1,917.66
306	360	50	00	\$1,814.94
306	360	51	00	\$1,586.64
306	360	52	00	\$2,227.58
306	360	53	00	\$2,427.30
306	360	54	00	\$2,627.04
306	360	55	00	\$2,227.58
306	360	56	00	\$2,427.30
306	360	57	00	\$0.00
306	360	58	00	\$0.00
306	360	59	00	\$0.00
306	360	60	00	\$0.00
306	361	1	00	\$2,427.30
306	361	2	00	\$2,227.58
306	361	3	00	\$2,427.30
306	361	4	00	\$2,627.04
306	361	5	00	\$2,427.30
306	361	6	00	\$2,227.58
306	361	7	00	\$1,575.22
306	361	8	00	\$2,227.58
306	361	9	00	\$2,227.58
306	361	10	00	\$2,427.30
306	361	11	00	\$2,427.30
306	361	12	00	\$2,627.04
306	361	13	00	\$2,427.30
306	361	14	00	\$2,427.30

**POWAY UNIFIED SCHOOL DISTRICT
IMPROVEMENT AREA D OF
COMMUNITY FACILITIES DISTRICT NO. 10
SPECIAL TAX LEVY FOR FISCAL YEAR 2004-05**

ASSESSOR PARCEL NUMBER				SPECIAL TAX*
BOOK	PAGE	PARCEL	INT	
306	361	15	00	\$2,627.04
306	361	16	00	\$2,427.30
306	361	17	00	\$2,227.58
306	361	18	00	\$2,427.30
306	361	19	00	\$2,227.58
306	361	20	00	\$2,427.30
306	361	21	00	\$2,427.30
306	361	22	00	\$2,427.30
306	361	23	00	\$2,427.30
306	361	24	00	\$2,427.30
306	361	25	00	\$2,227.58
306	361	26	00	\$2,627.04
306	361	27	00	\$2,227.58
306	361	28	00	\$2,227.58
306	361	29	00	\$2,227.58
306	361	30	00	\$2,427.30
306	361	31	00	\$2,427.30
306	361	32	00	\$2,427.30
306	361	33	00	\$2,227.58
306	361	34	00	\$2,627.04
306	361	35	00	\$2,627.04
306	361	36	00	\$2,427.30
306	361	37	00	\$2,227.58
306	361	38	00	\$2,427.30
306	361	39	00	\$2,627.04
306	361	40	00	\$2,227.58
306	361	41	00	\$2,627.04
306	361	42	00	\$2,427.30
306	361	43	00	\$0.00
306	362	1	00	\$2,427.30
306	362	2	00	\$2,427.30
306	362	3	00	\$2,627.04
306	362	4	00	\$2,427.30
306	362	5	00	\$2,627.04
306	362	6	00	\$2,427.30
306	362	7	00	\$2,227.58
306	362	8	00	\$2,427.30

**POWAY UNIFIED SCHOOL DISTRICT
IMPROVEMENT AREA D OF
COMMUNITY FACILITIES DISTRICT NO. 10
SPECIAL TAX LEVY FOR FISCAL YEAR 2004-05**

ASSESSOR PARCEL NUMBER				SPECIAL TAX*
BOOK	PAGE	PARCEL	INT	
306	362	9	00	\$2,427.30
306	362	10	00	\$2,227.58
306	362	11	00	\$2,427.30
306	362	12	00	\$2,627.04
306	362	13	00	\$2,427.30
306	362	14	00	\$2,227.58
306	362	15	00	\$2,427.30
306	362	16	00	\$2,627.04
306	362	17	00	\$2,627.04
306	362	18	00	\$2,427.30
306	362	19	00	\$2,427.30
306	362	20	00	\$2,627.04
306	362	21	00	\$2,427.30
306	362	22	00	\$2,227.58
306	362	23	00	\$2,427.30
306	362	24	00	\$2,427.30
306	362	25	00	\$2,627.04
306	362	26	00	\$2,427.30
306	362	27	00	\$2,227.58
306	362	28	00	\$2,427.30
306	362	29	00	\$2,427.30
306	362	30	00	\$2,627.04
306	362	31	00	\$2,227.58
306	362	32	00	\$2,427.30
306	362	33	00	\$2,427.30
306	362	34	00	\$2,627.04
306	362	35	00	\$2,227.58
306	362	36	00	\$2,627.04
306	362	37	00	\$2,427.30
306	362	38	00	\$2,427.30
306	362	39	00	\$2,427.30
306	362	40	00	\$2,627.04
306	362	41	00	\$2,317.18
306	362	42	00	\$2,271.52
306	362	43	00	\$2,340.02
306	362	44	00	\$2,842.26
306	362	45	00	\$0.00

**POWAY UNIFIED SCHOOL DISTRICT
IMPROVEMENT AREA D OF
COMMUNITY FACILITIES DISTRICT NO. 10
SPECIAL TAX LEVY FOR FISCAL YEAR 2004-05**

ASSESSOR PARCEL NUMBER				SPECIAL TAX*
BOOK	PAGE	PARCEL	INT	
306	362	46	00	\$0.00
306	362	47	00	\$0.00
306	362	48	00	\$0.00
306	362	49	00	\$0.00
306	362	50	00	\$0.00
306	363	1	00	\$0.00
306	363	2	00	\$0.00
306	51	16	00	\$0.00

MAJOR CONCLUSIONS

NUMBER OF PARCELS WITHIN IA D OF CFD NO. 10	156
NUMBER OF PARCELS TAXED	142
TOTAL TAX LEVY FY 2004-05	\$328,257.38

*The Special Tax rates for each parcel are rounded down to the nearest even digit due to County of San Diego requiring Special Tax levies to be an even number.