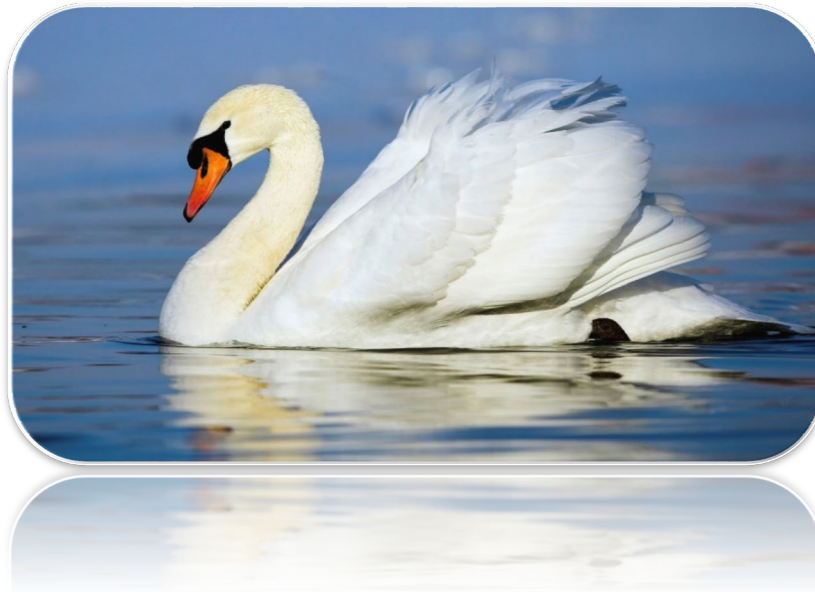


RIVER LANDING COMMUNITY DEVELOPMENT DISTRICT



PROPOSED BUDGET

FISCAL YEAR 2025

PREPARED BY:

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

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River Landing Community Development District
General Fund - Budget
Fiscal Year 2025

Description	Fiscal Year		Anticipated		Fiscal Year	Description
	2024 Budget	Actual at 2/21/2024	Year End 09/30/2024	2025 Budget		
Revenues and Other Sources						
Carryforward	\$ -	\$ -	\$ -	\$ -	-	Cash Available to Partially Fund Operations
Interest Income - General Account	\$ -	\$ -	\$ -	\$ -	-	Interes on General Fund Bank Account
Assessment Revenue						
Assessments - On-Roll	\$ 267,979	\$ 252,151	\$ 267,979	\$ 219,890		Assessments from Property Owners
Assessments - Off-Roll	\$ -	\$ -	\$ -	\$ -	-	Direct Billing to Property Owners
Contributions - Private Sources						
Taylor Morrison (Street Light Acquisition)	\$ -	\$ -	\$ -	\$ -	-	Developer Funding of Solar Street Light System
Total Revenue & Other Sources	\$ 267,979	\$ 252,151	\$ 267,979	\$ 219,890		

Appropriations

Legislative

Board of Supervisor's Fees	\$ -	\$ -	\$ -	\$ -	-	Statutory Required Fees (Waived By Board)
Board of Supervisor's - FICA	\$ -	\$ -	\$ -	\$ -	-	FICA (if applicable)

Executive

Professional - Management	\$ 42,000	\$ 17,500	\$ 42,000	\$ 44,000		District Manager
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Financial and Administrative

Audit Services	\$ 8,300	\$ 5,500	\$ 5,500	\$ 8,500		Statutory required audit Yearly
Accounting Services	\$ 28,500	\$ 11,875	\$ 28,500	\$ 28,500		Accounting (Added Series 2023 Bonds)
Assessment Roll Preparation	\$ 27,500	\$ 11,458	\$ 27,500	\$ 28,500		Required Preparation of Rolls - (Added Series 2023 Bonds
Arbitrage Rebate Fees	\$ 2,000	\$ 500	\$ 1,000	\$ 1,000		IRS Required Calculation to insure interet on bond funds does not exceed interest paid on bonds

Other Contractual Services

Recording and Transcription	\$ -	\$ -	\$ -	\$ -	-	Transcription of Board Meetings
Legal Advertising	\$ 1,500	\$ -	\$ 2,800	\$ 2,800		Statutory Required Legal Advertising
Trustee Services	\$ 8,600	\$ 2,956	\$ 8,600	\$ 8,600		Trust Fees for Bonds (Added Series 2023 Bonds)
Dissemination Agent Services	\$ 6,000	\$ 500	\$ 6,500	\$ 6,000		Required SEC Reporting for Bonds
Property Appraiser Fees	\$ -	\$ -	\$ 150	\$ 150		Annual Fee
Bank Service Fees	\$ 350	\$ 120	\$ 350	\$ 100		Bank Fees - Governmental Accounts

River Landing Community Development District
General Fund - Budget
Fiscal Year 2025

Description	Fiscal Year		Anticipated		Fiscal Year	Description
	2024 Budget	Actual at 2/21/2024	Year End 09/30/2024	2025 Budget		
Travel and Per Diem	\$ -	\$ -	\$ -	\$ -		
Communications and Freight Services						
Telephone	\$ -	\$ -	\$ -	\$ -		
Postage, Freight & Messenger	\$ 150	\$ 62	\$ 200	\$ 200		Agend Mailings and other Misc Mailings
Rentals and Leases						
Miscellaneous Equipment	\$ -	\$ -	\$ -	\$ -		
Computer Services (Web Site)	\$ 1,500	\$ -	\$ 1,500	\$ 1,500		Statutory Maintenance of District Web Sites
Insurance	\$ 13,000	\$ 12,618	\$ 12,618	\$ 13,318		General Liability, D&O Liability, Street Lights Property/Liability Insurance
Subscriptions and Memberships	\$ 175	\$ 175	\$ 175	\$ 175		Department of Economic Opportunity Fee
Printing and Binding	\$ 100	\$ -	\$ 50	\$ 100		Agenda books and copies
Office Supplies	\$ -	\$ -	\$ -	\$ -		
Legal Services						
General Counsel	\$ 10,000	\$ 3,546	\$ 9,000	\$ 9,000		District Attorney
Boundary Amendment	\$ -	\$ -	\$ -	\$ -		
Other General Government Services						
Engineering Services	\$ 5,000	\$ 1,470	\$ 5,000	\$ 5,000		District Engineer
Contingencies	\$ -	\$ -	\$ -	\$ -		
Capital Outlay	\$ -	\$ -	\$ -	\$ -		
Other Physical Environment						
Repairs and Maintenance						
Naturalized Area Maintenance	\$ 50,000		\$ -	\$ -		Removed from CDD - to be moved to HOA in FY 2025
Road and Street Facilities						
Capital Improvements						
Street Lights Purchase	\$ -	\$ -	\$ -	\$ -		Additions of Solar Lights to Existing System
Street Lights Installation	\$ -	\$ -	\$ -	\$ -		Installion of New Solar Lights to Existing System
Reserves						

**River Landing Community Development District
General Fund - Budget
Fiscal Year 2025**

Description	Fiscal Year 2024 Budget	Actual at 2/21/2024	Anticipated Year End 09/30/2024	Fiscal Year 2025 Budget	Description
Extraordinary Capital or Additional Operations	\$ 50,000	\$ -	\$ -	\$ 50,000	Long Term Capital Planning Tool - create a stable/equitable funding plan to offset additions or renewal for operations expenditures and to create a stable fund for Hurricane Cleanup/Restoration.
Other Fees and Charges					
Discounts, Tax Collector Fee and Property Appraiser Fee	\$ 13,304	\$ -	\$ 13,304	\$ 12,447	
Total Appropriations	\$ 267,979	\$ 68,280	\$ 164,747	\$ 219,890	
<hr/>					
Fund Balances:					
Change from Current Year Operations	\$ 0	\$ 183,871	\$ 103,232	\$ -	Cash Over (Short) at Fiscal Year End
Fund Balance					
Extraordinary Capital/Operations	\$ 38,818		\$ 142,050	\$ 192,050	Long Term Capital Planning - Balance of Funds
1st Three (3) Months Operations	\$ 66,995		\$ 66,995	\$ 49,475	Required to Meet Cash Needs until Assessment Rec'd.
Total Fund Balance	\$ 105,813		\$ 209,045	\$ 241,526	
	FY 2024			FY 2025	
Assessment Rate	\$ 308.02			\$ 252.75	
Units Subject to Assessment	870			870	
Cap Rate:	\$ 320.50			\$ 320.50	Adopted CAP Rate

**River Landing Community Development District
Debt Service Fund - Series 2020A Bonds - Budget
Fiscal Year 2025**

Description	Fiscal Year 2024 Budget	Actual at 2/21/2024	Anticipated Year End 09/30/2024	Fiscal Year 2025 Budget
Revenues and Other Sources				
Carryforward	\$ -	\$ -	\$ -	
Interest Income				
Revenue Account	\$ -	\$ 3,409	\$ 8,500	\$ 7,600
Reserve Account	\$ -	\$ 4,517	\$ 11,250	\$ 10,000
Interest Account	\$ -	\$ -	\$ -	\$ -
Prepayment Account	\$ -	\$ -	\$ -	\$ -
Capitalized Interest Account	\$ -	\$ -	\$ -	\$ -
Special Assessment Revenue				
Special Assessment - On-Roll	\$ 545,459	\$ 504,814	\$ 545,459	\$ 545,459
Special Assessment - Off-Roll	\$ -	\$ -	\$ -	\$ -
Special Assessment - Prepayment	\$ -	\$ -	\$ -	\$ -
Bond Proceeds				
Capitalized Interest Fund Deposit		\$ -	\$ -	
Reserve Fund Deposit	\$ -	\$ -	\$ -	\$ -
Total Revenue & Other Sources	\$ 545,459	\$ 512,740	\$ 565,209	\$ 563,059
Expenditures and Other Uses				
Debt Service				
Principal Debt Service - Mandatory	\$ 165,000	\$ -	\$ 165,000	\$ 170,000
Principal Debt Service - Early Redemptions				
Interest Expense	\$ 342,338	\$ 171,169	\$ 342,338	\$ 337,388
Other Fees and Charges				
Discounts/Collection Costs	\$ 35,514	\$ -	\$ 35,514	\$ 35,517
Operating Transfers Out	\$ -	\$ (5,691)	\$ (5,691)	\$ -
Total Expenditures and Other Uses	\$ 542,851	\$ 165,478	\$ 537,160	\$ 542,905
Net Increase/(Decrease) in Fund Balance	\$ 2,608	\$ 347,262	\$ 28,049	\$ 20,154
Fund Balance - Beginning	\$ 463,601	\$ 463,601	\$ 463,601	\$ 491,650
Fund Balance - Ending	\$ 466,209	\$ 810,863	\$ 491,650	\$ 511,804

Restricted Fund Balance:

Reserve Account Requirement	\$ 253,831
Restricted for November 1, 2025 Interest Payment	\$ 166,144
Total - Restricted Fund Balance:	\$ 419,975

Description of Product	Number of Units	FY 2024 Rate	FY 2025 Rate
Townhouse (20')	126	\$ 495.08	\$ 495.08
Single Family 50' - 55'	89	\$ 1,287.22	\$ 1,287.22
Single Family 60' - 64'	61	\$ 1,534.76	\$ 1,534.76
Single Family 65' - 69'	52	\$ 1,609.02	\$ 1,609.02
Single Family 70' - 74'	0	N/A	\$ -
Single Family 75' - 79'	103	\$ 1,856.57	\$ 1,856.57
Total:	431		

River Landing Community Development District

Debt Service Fund - Series 2020A

Description	Principal Prepayments	Principal	Coupon Rate	Interest	Annual Debt Service	Par Outstanding
Par Amount Issued:		\$ 8,585,000	Varies			
5/1/2021		\$ -		\$ 145,600.94		
11/1/2021				\$ 175,893.75	\$ 321,494.69	\$ 8,585,000
5/1/2022	\$ 155,000		3.000%	\$ 175,893.75		
11/1/2022				\$ 173,568.75	\$ 504,462.50	\$ 8,430,000
5/1/2023	\$ 160,000		3.000%	\$ 173,568.75		
11/1/2023				\$ 171,168.75	\$ 504,737.50	\$ 8,270,000
5/1/2024	\$ 165,000		3.000%	\$ 171,168.75		
11/1/2024				\$ 168,693.75	\$ 504,862.50	\$ 8,105,000
5/1/2025	\$ 170,000		3.000%	\$ 168,693.75		
11/1/2025				\$ 166,143.75	\$ 504,837.50	\$ 7,935,000
5/1/2026	\$ 175,000		3.600%	\$ 166,143.75		
11/1/2026				\$ 162,993.75	\$ 504,137.50	\$ 7,760,000
5/1/2027	\$ 185,000		3.600%	\$ 162,993.75		
11/1/2027				\$ 159,663.75	\$ 507,657.50	\$ 7,575,000
5/1/2028	\$ 190,000		3.600%	\$ 159,663.75		
11/1/2028				\$ 156,243.75	\$ 505,907.50	\$ 7,385,000
5/1/2029	\$ 195,000		3.600%	\$ 156,243.75		
11/1/2029				\$ 152,733.75	\$ 503,977.50	\$ 7,190,000
5/1/2030	\$ 205,000		3.600%	\$ 152,733.75		
11/1/2030				\$ 149,043.75	\$ 506,777.50	\$ 6,985,000
5/1/2031	\$ 210,000		4.125%	\$ 149,043.75		
11/1/2031				\$ 144,712.50	\$ 503,756.25	\$ 6,775,000
5/1/2032	\$ 220,000		4.125%	\$ 144,712.50		
11/1/2032				\$ 140,175.00	\$ 504,887.50	\$ 6,555,000
5/1/2033	\$ 230,000		4.125%	\$ 140,175.00		
11/1/2033				\$ 135,431.25	\$ 505,606.25	\$ 6,325,000
5/1/2034	\$ 240,000		4.125%	\$ 135,431.25		
11/1/2034				\$ 130,481.25	\$ 505,912.50	\$ 6,085,000
5/1/2035	\$ 250,000		4.125%	\$ 130,481.25		
11/1/2035				\$ 125,325.00	\$ 505,806.25	\$ 5,835,000
5/1/2036	\$ 260,000		4.125%	\$ 125,325.00		
11/1/2036				\$ 119,962.50	\$ 505,287.50	\$ 5,575,000
5/1/2037	\$ 270,000		4.125%	\$ 119,962.50		
11/1/2037				\$ 114,393.75	\$ 504,356.25	\$ 5,305,000
5/1/2038	\$ 280,000		4.125%	\$ 114,393.75		
11/1/2038				\$ 108,618.75	\$ 503,012.50	\$ 5,025,000
5/1/2039	\$ 295,000		4.125%	\$ 108,618.75		
11/1/2039				\$ 102,534.38	\$ 506,153.13	\$ 4,730,000
5/1/2040	\$ 305,000		4.125%	\$ 102,534.38		
11/1/2040				\$ 96,243.75	\$ 503,778.13	\$ 4,425,000
5/1/2041	\$ 320,000		4.350%	\$ 96,243.75		
11/1/2041				\$ 89,283.75	\$ 505,527.50	\$ 4,105,000
5/1/2042	\$ 335,000		4.350%	\$ 89,283.75		
11/1/2042				\$ 81,997.50	\$ 506,281.25	\$ 3,770,000
5/1/2043	\$ 350,000		4.350%	\$ 81,997.50		
11/1/2043				\$ 74,385.00	\$ 506,382.50	\$ 3,420,000
5/1/2044	\$ 365,000		4.350%	\$ 74,385.00		
11/1/2044				\$ 66,446.25	\$ 505,831.25	\$ 3,055,000
5/1/2045	\$ 380,000		4.350%	\$ 66,446.25		
11/1/2045				\$ 58,181.25	\$ 504,627.50	\$ 2,675,000
5/1/2046	\$ 400,000		4.350%	\$ 58,181.25		
11/1/2046				\$ 49,481.25	\$ 507,662.50	\$ 2,275,000
5/1/2047	\$ 415,000		4.350%	\$ 49,481.25		
11/1/2047				\$ 40,455.00	\$ 504,936.25	\$ 1,860,000
5/1/2048	\$ 435,000		4.350%	\$ 40,455.00		
11/1/2048				\$ 30,993.75	\$ 506,448.75	\$ 1,425,000
5/1/2049	\$ 455,000		4.350%	\$ 30,993.75		
11/1/2049				\$ 21,097.50	\$ 507,091.25	\$ 970,000
5/1/2050	\$ 475,000		4.350%	\$ 21,097.50		
11/1/2050				\$ 10,766.25	\$ 506,863.75	\$ 495,000
5/1/2051	\$ 495,000		4.350%	\$ 10,766.25	\$ 505,766.25	\$ -
		\$ 8,585,000		\$ 6,899,827.20	\$ 15,484,827.20	

River Landing Community Development District
Debt Service Fund - Series 2020B Bonds - Budget
Fiscal Year 2025

Description	Fiscal Year 2024 Budget	Actual at 2/21/2024	Anticipated Year End 09/30/2024	Fiscal Year 2025 Budget
Revenues and Other Sources				
Carryforward	\$ -	\$ -	\$ -	\$ -
Interest Income				
Revenue Account	\$ -	\$ 312	\$ 750	\$ 650
Reserve Account	\$ -	\$ 1,162	\$ 2,900	\$ 2,600
Interest Account	\$ -	\$ -	\$ -	\$ -
Prepayment Account	\$ -	\$ 6,380	\$ 15,500	\$ 13,750
Capitalized Interest Account	\$ -	\$ -	\$ -	\$ -
Special Assessment Revenue				
Special Assessment - On-Roll	\$ -	\$ -	\$ -	\$ -
Special Assessment - Off-Roll	\$ 160,438	\$ 48,137	\$ 160,438	\$ 85,000
Special Assessment - Prepayment	\$ -	\$ 612,874	\$ 612,874	\$ -
Bond Proceeds				
Capitalized Interest Fund Deposit		\$ -	\$ -	
Reserve Fund Deposit	\$ -	\$ -	\$ -	\$ -
Total Revenue & Other Sources	\$ 160,438	\$ 668,865	\$ 792,462	\$ 102,000
Expenditures and Other Uses				
Debt Service				
Principal Debt Service - Mandatory	\$ -	\$ -	\$ -	\$ -
Principal Debt Service - Early Redemptions	\$ -	\$ 480,000	\$ 612,874	\$ -
Interest Expense	\$ 160,438	\$ 65,875	\$ 160,438	\$ 85,000
Other Fees and Charges				
Discounts/Collection Costs	\$ -	\$ -	\$ -	\$ -
Operating Transfers Out	\$ -	\$ (7,121)	\$ (7,121)	\$ -
Total Expenditures and Other Uses	\$ 160,438	\$ 538,754	\$ 766,191	\$ 85,000
Net Increase/(Decrease) in Fund Balance	\$ -	\$ 130,110	\$ 26,271	\$ 17,000
Fund Balance - Beginning	\$ 566,162	\$ 566,162	\$ 566,162	\$ 592,433
Fund Balance - Ending	\$ 566,162	\$ 696,272	\$ 592,433	\$ 609,433

Restricted Fund Balance:

Reserve Account Requirement (As of 12/31/2022)	\$ 82,981
Restricted for November 1, 2025 Interest Payment	N/A
Total - Restricted Fund Balance:	\$ 82,981

**River Landing Community Development District
Debt Service Fund - Series 2020B**

Description	Principal Prepayments	Principal	Coupon Rate	Interest	Annual Debt Service	Par Outstanding
Par Amount Issued:		\$ 4,660,000	4.250%			
5/1/2021		\$ -		\$ 81,970.69		
11/1/2021	\$ 15,000			\$ 99,025.00	\$ 180,995.69	\$ 4,645,000
5/1/2022	\$ 235,000	\$ -	4.250%	\$ 96,475.00		
11/1/2022	\$ 505,000			\$ 87,443.76	\$ 183,918.76	\$ 3,905,000
5/1/2023	\$ 455,000	\$ -	4.250%	\$ 80,218.76		
11/1/2023	\$ 830,000			\$ 65,875.00	\$ 146,093.76	\$ 2,620,000
5/1/2024	\$ 880,000	\$ -	4.250%	\$ 42,500.00		
11/1/2024				\$ 42,500.00	\$ 85,000.00	\$ 1,740,000
5/1/2025		\$ -	4.250%	\$ 42,500.00		
11/1/2025				\$ 42,500.00	\$ 85,000.00	\$ 1,740,000
5/1/2026		\$ -	4.250%	\$ 42,500.00		
11/1/2026				\$ 42,500.00	\$ 85,000.00	\$ 1,740,000
5/1/2027		\$ -	4.250%	\$ 42,500.00		
11/1/2027				\$ 42,500.00	\$ 85,000.00	\$ 1,740,000
5/1/2028		\$ -	4.250%	\$ 42,500.00		
11/1/2028				\$ 42,500.00	\$ 85,000.00	\$ 1,740,000
5/1/2029		\$ -	4.250%	\$ 42,500.00		
11/1/2029				\$ 42,500.00	\$ 85,000.00	\$ 1,740,000
5/1/2030		\$ -	4.250%	\$ 42,500.00		
11/1/2030				\$ 42,500.00	\$ 85,000.00	\$ 1,740,000
5/1/2031		\$ -	4.250%	\$ 42,500.00		
11/1/2031				\$ 42,500.00	\$ 85,000.00	\$ 1,740,000
5/1/2032		\$ -	4.250%	\$ 42,500.00		
11/1/2032				\$ 42,500.00	\$ 85,000.00	\$ 1,740,000
5/1/2033		\$ -	4.250%	\$ 42,500.00		
11/1/2033				\$ 42,500.00	\$ 85,000.00	\$ 1,740,000
5/1/2034		\$ -	4.250%	\$ 42,500.00		
11/1/2034				\$ 42,500.00	\$ 85,000.00	\$ 1,740,000
5/1/2035		\$ 2,000,000	4.250%	\$ 42,500.00		
11/1/2035				\$ 42,500.00	\$ 2,085,000.00	\$ (260,000)

River Landing Community Development District
Debt Service Fund - Series 2023A Bonds - Budget
Fiscal Year 2025

Description	Fiscal Year 2024 Budget	Actual at 2/21/2024	Anticipated Year End 09/30/2024	Fiscal Year 2025 Budget
Revenues and Other Sources				
Carryforward	\$ -	\$ -	\$ -	
Interest Income				
Revenue Account	\$ -	\$ 1,302	\$ 3,250	\$ 2,900
Reserve Account	\$ -	\$ 3,003	\$ 7,500	\$ 6,700
Interest Account	\$ -	\$ -	\$ -	\$ -
Prepayment Account	\$ -	\$ -	\$ -	\$ -
Capitalized Interest Account	\$ -	\$ 855	\$ 2,100	\$ 1,800
Special Assessment Revenue				
Special Assessment - On-Roll	\$ 288,914	\$ 267,206	\$ 288,914	\$ 288,914
Special Assessment - Off-Roll	\$ 106,126	\$ -	\$ 106,126	\$ -
Special Assessment - Prepayment	\$ -	\$ -	\$ -	\$ -
Bond Proceeds				
Capitalized Interest Fund Deposit	\$ -	\$ -	\$ -	\$ -
Reserve Fund Deposit	\$ -	\$ -	\$ -	\$ -
Total Revenue & Other Sources	\$ 395,040	\$ 272,366	\$ 407,890	\$ 300,314
Expenditures and Other Uses				
Debt Service				
Principal Debt Service - Mandatory	\$ 55,000	\$ -	\$ 55,000	\$ 55,000
Principal Debt Service - Early Redemptions				
Interest Expense				
	\$ 194,597	\$ 87,151	\$ 194,597	\$ 212,253
Other Fees and Charges				
Discounts/Collection Costs	\$ 18,901	\$ -	\$ 18,901	\$ 18,901
Operating Transfers Out	\$ -	\$ 2,409	\$ 2,409	\$ -
Total Expenditures and Other Uses	\$ 268,498	\$ 89,560	\$ 270,907	\$ 286,153
Net Increase/(Decrease) in Fund Balance	\$ -	\$ 182,806	\$ 136,983	\$ 14,160
Fund Balance - Beginning	\$ 224,543	\$ 224,543	\$ 224,543	\$ 361,526
Fund Balance - Ending	\$ 224,543	\$ 407,350	\$ 361,526	\$ 375,687

Restricted Fund Balance:

Reserve Account Requirement	\$ 135,006
Restricted for November 1, 2025 Interest Payment	\$ 104,806
Total - Restricted Fund Balance:	\$ 239,813

Description of Product	Number of Units	FY 2024 Rate	FY 2025 Rate
Townhouse (20')	68	\$ 533.69	\$ 533.69
Single Family 50' - 55'	78	\$ 1,387.60	\$ 1,387.60
Single Family 60' - 64'	28	\$ 1,654.44	\$ 1,654.44
Single Family 65' - 69'	15	\$ 1,734.49	\$ 1,734.49
Single Family 70' - 74'	0	\$ -	\$ -
Single Family 75' - 79'	36	\$ 2,001.34	\$ 2,001.34
Total:	225		

River Landing Community Development District

Debt Service Fund - Series 2023A

Description	Principal Prepayments	Principal	Coupon Rate	Interest	Annual Debt Service	Par Outstanding
Par Amount Issued:		\$ 3,870,000	Varies			
11/1/2023				\$ 87,150.85		
5/1/2024		\$ 55,000	4.800%	\$ 107,446.25	\$ 249,597.10	\$ 3,815,000
11/1/2024				\$ 106,126.25		
5/1/2025		\$ 55,000	4.800%	\$ 106,126.25	\$ 267,252.50	\$ 3,760,000
11/1/2025				\$ 104,806.25		
5/1/2026		\$ 60,000	4.800%	\$ 104,806.25	\$ 269,612.50	\$ 3,700,000
11/1/2026				\$ 103,366.25		
5/1/2027		\$ 60,000	4.800%	\$ 103,366.25	\$ 266,732.50	\$ 3,640,000
11/1/2027				\$ 101,926.25		
5/1/2028		\$ 65,000	4.800%	\$ 101,926.25	\$ 268,852.50	\$ 3,575,000
11/1/2028				\$ 100,366.25		
5/1/2029		\$ 70,000	4.800%	\$ 100,366.25	\$ 270,732.50	\$ 3,505,000
11/1/2029				\$ 98,686.25		
5/1/2030		\$ 70,000	4.800%	\$ 98,686.25	\$ 267,372.50	\$ 3,435,000
11/1/2030				\$ 97,006.25		
5/1/2031		\$ 75,000	5.500%	\$ 97,006.25	\$ 269,012.50	\$ 3,360,000
11/1/2031				\$ 94,943.75		
5/1/2032		\$ 80,000	5.500%	\$ 94,943.75	\$ 269,887.50	\$ 3,280,000
11/1/2032				\$ 92,743.75		
5/1/2033		\$ 85,000	5.500%	\$ 92,743.75	\$ 270,487.50	\$ 3,195,000
11/1/2033				\$ 90,406.25		
5/1/2034		\$ 90,000	5.500%	\$ 90,406.25	\$ 270,812.50	\$ 3,105,000
11/1/2034				\$ 87,931.25		
5/1/2035		\$ 95,000	5.500%	\$ 87,931.25	\$ 270,862.50	\$ 3,010,000
11/1/2035				\$ 85,318.75		
5/1/2036		\$ 100,000	5.500%	\$ 85,318.75	\$ 270,637.50	\$ 2,910,000
11/1/2036				\$ 82,568.75		
5/1/2037		\$ 105,000	5.500%	\$ 82,568.75	\$ 270,137.50	\$ 2,805,000
11/1/2037				\$ 79,681.25		
5/1/2038		\$ 110,000	5.500%	\$ 79,681.25	\$ 269,362.50	\$ 2,695,000
11/1/2038				\$ 76,656.25		
5/1/2039		\$ 120,000	5.500%	\$ 76,656.25	\$ 273,312.50	\$ 2,575,000
11/1/2039				\$ 73,356.25		
5/1/2040		\$ 125,000	5.500%	\$ 73,356.25	\$ 271,712.50	\$ 2,450,000
11/1/2040				\$ 69,918.75		
5/1/2041		\$ 130,000	5.500%	\$ 69,918.75	\$ 269,837.50	\$ 2,320,000
11/1/2041				\$ 66,343.75		
5/1/2042		\$ 140,000	5.500%	\$ 66,343.75	\$ 272,687.50	\$ 2,180,000
11/1/2042				\$ 62,493.75		
5/1/2043		\$ 145,000	5.500%	\$ 62,493.75	\$ 269,987.50	\$ 2,035,000
11/1/2043				\$ 58,506.25		
5/1/2044		\$ 155,000	5.750%	\$ 58,506.25	\$ 272,012.50	\$ 1,880,000
11/1/2044				\$ 54,050.00		
5/1/2045		\$ 165,000	5.750%	\$ 54,050.00	\$ 273,100.00	\$ 1,715,000
11/1/2045				\$ 49,306.25		
5/1/2046		\$ 175,000	5.750%	\$ 49,306.25	\$ 273,612.50	\$ 1,540,000
11/1/2046				\$ 44,275.00		
5/1/2047		\$ 185,000	5.750%	\$ 44,275.00	\$ 273,550.00	\$ 1,355,000

River Landing Community Development District

Debt Service Fund - Series 2023A

Description	Principal Prepayments	Principal	Coupon Rate	Interest	Annual Debt Service	Par Outstanding
11/1/2047				\$ 38,956.25		
5/1/2048		\$ 195,000	5.750%	\$ 38,956.25	\$ 272,912.50	\$ 1,160,000
11/1/2048				\$ 33,350.00		
5/1/2049		\$ 205,000	5.750%	\$ 33,350.00	\$ 271,700.00	\$ 955,000
11/1/2049				\$ 27,456.25		
5/1/2050		\$ 220,000	5.750%	\$ 27,456.25	\$ 274,912.50	\$ 735,000
11/1/2050				\$ 21,131.25		
5/1/2051		\$ 230,000	5.750%	\$ 21,131.25	\$ 272,262.50	\$ 505,000
11/1/2051				\$ 14,518.75		
5/1/2052		\$ 245,000	5.750%	\$ 14,518.75	\$ 274,037.50	\$ 260,000
11/1/2052				\$ 7,475.00		
5/1/2053		\$ 260,000	5.750%	\$ 7,475.00	\$ 274,950.00	\$ -
		\$ 3,870,000		\$ 4,241,939.60	\$ 8,111,939.60	

River Landing Community Development District
Debt Service Fund - Series 2023B Bonds - Budget
Fiscal Year 2025

Description	Fiscal Year 2024 Budget	Actual at 2/21/2024	Anticipated Year End 09/30/2024	Fiscal Year 2025 Budget
Revenues and Other Sources				
Carryforward	\$ -	\$ -	\$ -	\$ -
Interest Income				
Revenue Account	\$ -	\$ -	\$ -	\$ -
Reserve Account	\$ -	\$ 4,557	\$ 11,000	\$ 9,900
Interest Account	\$ -	\$ -	\$ -	\$ -
Prepayment Account	\$ -	\$ -	\$ -	\$ -
Capitalized Interest Account	\$ -	\$ 1,613	\$ 4,000	\$ 3,600
Special Assessment Revenue				
Special Assessment - On-Roll	\$ -	\$ -	\$ -	\$ -
Special Assessment - Off-Roll	\$ 204,891	\$ -	\$ 204,891	\$ 409,781
Special Assessment - Prepayment	\$ -	\$ -	\$ -	\$ -
Bond Proceeds				
Capitalized Interest Fund Deposit		\$ -	\$ -	\$ -
Reserve Fund Deposit	\$ -	\$ -	\$ -	\$ -
Total Revenue & Other Sources	\$ 204,891	\$ 6,170	\$ 219,891	\$ 423,281
Expenditures and Other Uses				
Debt Service				
Principal Debt Service - Mandatory	\$ -	\$ -	\$ -	\$ -
Principal Debt Service - Early Redemptions	\$ -	\$ -	\$ -	\$ -
Interest Expense	\$ 371,080	\$ 166,189	\$ 371,080	\$ 409,781
Other Fees and Charges				
Discounts/Collection Costs	\$ -	\$ -	\$ -	\$ -
Operating Transfers Out	\$ -	\$ 3,656	\$ 3,656	\$ -
Total Expenditures and Other Uses	\$ 371,080	\$ 169,845	\$ 374,736	\$ 409,781
Net Increase/(Decrease) in Fund Balance	\$ -	\$ (163,675)	\$ (154,845)	\$ 13,500
Fund Balance - Beginning	\$ 375,066	\$ 375,066	\$ 375,066	\$ 220,221
Fund Balance - Ending	\$ 375,066	\$ 211,391	\$ 220,221	\$ 233,721

Restricted Fund Balance:

Reserve Account Requirement (as of Bond Closing)	\$ 204,891
Restricted for November 1, 2025 Interest Payment	\$ 204,891
Total - Restricted Fund Balance:	\$ 409,781

The Series 2020B Bonds will be direct billing - the District has been advised that the Developer may prepay the full capital assessment on a lot periodically during the year, as such the amount due for annual debt service, will change as the Series 2020B Bonds are re-amortized during the year.

**River Landing Community Development District
Debt Service Fund - Series 2023B**

Description	Principal Prepayments	Principal	Coupon Rate	Interest	Annual Debt Service	Par Outstanding
Par Amount Issued:		\$ 7,285,000	5.625%			
11/1/2023				\$ 166,189.06	\$ 166,189.06	\$ 7,285,000
5/1/2024	\$ 90,000	\$ -	5.625%	\$ 204,890.63		
11/1/2024				\$ 204,890.63	\$ 409,781.26	\$ 7,195,000
5/1/2025		\$ -	5.625%	\$ 204,890.63		
11/1/2025				\$ 204,890.63	\$ 409,781.26	\$ 7,195,000
5/1/2026		\$ -	5.625%	\$ 204,890.63		
11/1/2026				\$ 204,890.63	\$ 409,781.26	\$ 7,195,000
5/1/2027		\$ -	5.625%	\$ 204,890.63		
11/1/2027				\$ 204,890.63	\$ 409,781.26	\$ 7,195,000
5/1/2028		\$ -	5.625%	\$ 204,890.63		
11/1/2028				\$ 204,890.63	\$ 409,781.26	\$ 7,195,000
5/1/2029		\$ -	5.625%	\$ 204,890.63		
11/1/2029				\$ 204,890.63	\$ 409,781.26	\$ 7,195,000
5/1/2030		\$ -	5.625%	\$ 204,890.63		
11/1/2030				\$ 204,890.63	\$ 409,781.26	\$ 7,195,000
5/1/2031		\$ -	5.625%	\$ 204,890.63		
11/1/2031				\$ 204,890.63	\$ 409,781.26	\$ 7,195,000
5/1/2032		\$ -	5.625%	\$ 204,890.63		
11/1/2032				\$ 204,890.63	\$ 409,781.26	\$ 7,195,000
5/1/2033	\$ 7,285,000	\$ -	5.625%	\$ 204,890.63	.	
		\$ -		\$ 4,059,111.03	\$ 4,035,215.30	