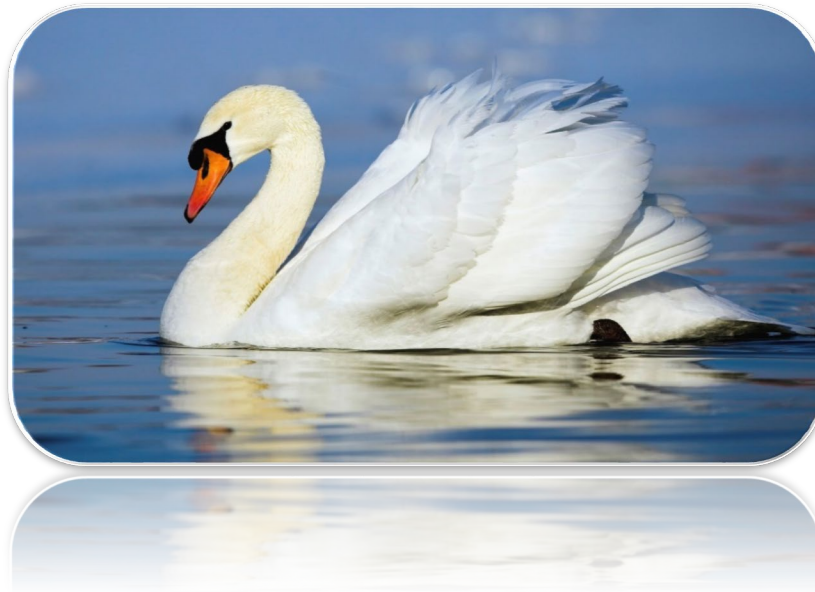


# RIVER LANDING COMMUNITY DEVELOPMENT DISTRICT

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## FINANCIAL STATEMENTS - JUNE 2023

FISCAL YEAR 2023

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PREPARED BY:

JPWARD & ASSOCIATES, LLC, 2301 NORTHEAST 37<sup>TH</sup> STREET, FORT LAUDERDALE, FL 33308

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*River Landing Community Development District*

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*JPWard & Associates, LLC*

2301 NORTHEAST 37 STREET  
FORT LAUDERDALE,  
FLORIDA 33308

**River Landing Community Development District  
Balance Sheet  
for the Period Ending June 30, 2023**

|  | Governmental Funds |                    |                   |                   |                        |                 |                     | Account Groups<br>General Long<br>Term Debt | Totals<br>(Memorandum<br>Only) |
|--|--------------------|--------------------|-------------------|-------------------|------------------------|-----------------|---------------------|---|--------------------------------|
|  | General Fund       | Debt Service Funds |                   |                   | Capital Projects Funds |                 |                     |   |                                |
|  |                    | Series 2020A       | Series 2020B      | Series 2023       | Series 2020A           | Series 2020B    | Series 2023         |   |                                |
| <b>Assets</b>                                      |                    |                    |                   |                   |                        |                 |                     |   |                                |
| <b>Cash and Investments</b>                        |                    |                    |                   |                   |                        |                 |                     |   |                                |
| General Fund - Invested Cash                       | \$ 149,992         | \$ -               | \$ -              | \$ -              | \$ -                   | \$ -            | \$ -                | \$ -  | \$ 149,992                     |
| <b>Debt Service Fund</b>                           |                    |                    |                   |                   |                        |                 |                     |   |                                |
| Interest Account                                   |                    |                    | -                 |                   |                        |                 |                     |   | -                              |
| Sinking Account                                    |                    |                    |                   |                   |                        |                 |                     |   | -                              |
| Reserve Account                                    |                    | 253,831            | 73,313            |                   |                        |                 |                     |   | 327,144                        |
| Reserve Account 2023A                              |                    |                    |                   | 135,006           |                        |                 |                     |   | 135,006                        |
| Reserve Account 2023B                              |                    |                    |                   | 204,891           |                        |                 |                     |   | 204,891                        |
| Revenue Account                                    |                    | 205,901            | 20,491            |                   |                        |                 |                     |   | 226,392                        |
| Capitalized Interest                               |                    | -                  | -                 |                   |                        |                 |                     |   | -                              |
| Capitalized Interest 2023A                         |                    |                    |                   | 87,151            |                        |                 |                     |   | 87,151                         |
| Capitalized Interest 2023B                         |                    |                    |                   | 166,189           |                        |                 |                     |   | 166,189                        |
| Prepayment Account                                 |                    |                    | 349,368           |                   |                        |                 |                     |   | 349,368                        |
| Construction Account                               |                    |                    |                   |                   | 2,717                  | 6,116           | \$ 6,483,792        |   | 6,492,625                      |
| Cost of Issuance Account                           |                    |                    |                   |                   |                        |                 |                     |   | -                              |
| <b>Due from Other Funds</b>                        |                    |                    |                   |                   |                        |                 |                     |   |                                |
| General Fund                                       | -                  | 1,564              | -                 |                   |                        |                 |                     | -   | 1,564                          |
| Debt Service Fund(s)                               | -                  | -                  | -                 |                   |                        |                 |                     | -   | -                              |
| <b>Accounts Receivable</b>                         |                    |                    |                   |                   |                        |                 |                     |   |                                |
|  | -                  | -                  | -                 |                   |                        |                 |                     | -   | -                              |
| <b>Assessments Receivable</b>                      |                    |                    |                   |                   |                        |                 |                     |   |                                |
|  | -                  | -                  | -                 |                   |                        |                 |                     | -   | -                              |
| <b>Amount Available in Debt Service Funds</b>      | -                  | -                  | -                 |                   |                        |                 |                     | 904,467                                     | 904,467                        |
| <b>Amount to be Provided by Debt Service Funds</b> | -                  | -                  | -                 |                   |                        |                 |                     | 10,815,533                                  | 10,815,533                     |
| <b>Total Assets</b>                                | <b>\$ 149,992</b>  | <b>\$ 461,296</b>  | <b>\$ 443,171</b> | <b>\$ 593,237</b> | <b>\$ 2,717</b>        | <b>\$ 6,116</b> | <b>\$ 6,483,792</b> | <b>\$ 11,720,000</b>                        | <b>\$ 19,860,322</b>           |

**River Landing Community Development District  
Balance Sheet  
for the Period Ending June 30, 2023**

|   | Governmental Funds |                   |                   |                   |                        |                 |                     | Account Groups<br>General Long<br>Term Debt | Totals<br>(Memorandum<br>Only) |
|---|--------------------|-------------------|-------------------|-------------------|------------------------|-----------------|---------------------|---|--------------------------------|
|   | Debt Service Funds |                   |                   |                   | Capital Projects Funds |                 |                     |   |                                |
|   | General Fund       | Series 2020A      | Series 2020B      | Series 2023       | Series 2020A           | Series 2020B    | Series 2023         |   |                                |
| <b>Liabilities</b>                                      |                    |                   |                   |                   |                        |                 |                     |   |                                |
| <b>Accounts Payable &amp; Payroll Liabilities</b>       | \$ -               | \$ -              | \$ -              | \$ -              | \$ -                   | \$ -            | \$ -                | \$ -  | \$ -                           |
| <b>Due to Developer</b>                                 | -                  | -                 | -                 | -                 | -                      | -               | -                   | -   | -                              |
| <b>Due to Other Funds</b>                               | -                  | -                 | -                 | -                 | -                      | -               | -                   | -   | -                              |
| General Fund  | -                  | -                 | -                 | -                 | -                      | -               | -                   | -   | -                              |
| Debt Service Fund(s)                                    | 1,564              | -                 | -                 | -                 | -                      | -               | -                   | -   | 1,564                          |
| <b>Bonds Payable</b>                                    |                    |                   |                   |                   |                        |                 |                     |   |                                |
| Current Portion   |                    |                   |                   |                   |                        |                 |                     |   | -                              |
| Series 2020A  |                    |                   |                   |                   |                        |                 |                     | \$ 160,000                                  | 160,000                        |
| Series 2020B  |                    |                   |                   |                   |                        |                 |                     | \$ -  | -                              |
| Long Term   |                    |                   |                   |                   |                        |                 |                     |   | -                              |
| Series 2020A  |                    |                   |                   |                   |                        |                 |                     | \$ 8,110,000                                | 8,110,000                      |
| Series 2020B  |                    |                   |                   |                   |                        |                 |                     | \$ 3,450,000                                | 3,450,000                      |
| <b>Total Liabilities</b>                                | <u>\$ 1,564</u>    | <u>\$ -</u>       | <u>\$ -</u>       | <u>\$ -</u>       | <u>\$ -</u>            | <u>\$ -</u>     | <u>\$ -</u>         | <u>\$ 11,720,000</u>                        | <u>\$ 11,721,564</u>           |
| <b>Fund Equity and Other Credits</b>                    |                    |                   |                   |                   |                        |                 |                     |   |                                |
| <b>Fund Balance</b>                                     |                    |                   |                   |                   |                        |                 |                     |   |                                |
| <b>Restricted</b>                                       |                    |                   |                   |                   |                        |                 |                     |   |                                |
| Beginning: October 1, 2022 (Unaudited)                  |                    | 441,203           | 386,782           | -                 | (169,071)              | 5,237           | -                   | -   | 664,151                        |
| Results from Current Operations                         |                    | 20,093            | 56,389            | 593,237           | 171,787                | 880             | 6,483,792           | -   | 7,326,178                      |
| <b>Unassigned</b>                                       |                    |                   |                   |                   |                        |                 |                     |   |                                |
| Beginning: October 1, 2022 (Unaudited)                  | 2,899              |                   |                   |                   |                        |                 |                     |   | 2,899                          |
| Results from Current Operations                         | 145,529            |                   |                   |                   |                        |                 |                     |   | 145,529                        |
| <b>Total Fund Equity and Other Credits</b>              | <u>\$ 148,429</u>  | <u>\$ 461,296</u> | <u>\$ 443,171</u> | <u>\$ 593,237</u> | <u>\$ 2,717</u>        | <u>\$ 6,116</u> | <u>\$ 6,483,792</u> | <u>\$ -</u>                                 | <u>\$ 8,138,758</u>            |
| <b>Total Liabilities, Fund Equity and Other Credits</b> | <u>\$ 149,992</u>  | <u>\$ 461,296</u> | <u>\$ 443,171</u> | <u>\$ 593,237</u> | <u>\$ 2,717</u>        | <u>\$ 6,116</u> | <u>\$ 6,483,792</u> | <u>\$ 11,720,000</u>                        | <u>\$ 19,860,322</u>           |

**River Landing Community Development District**  
**General Fund**  
**Statement of Revenues, Expenditures and Changes in Fund Balance**  
**Through June 30, 2023**

| Description                                    | October     | November         | December         | January     | February          | March            | April         | May           | June          | Year to Date      | Total Annual Budget | % of Budget |
|--|-------------|------------------|------------------|-------------|-------------------|------------------|---------------|---------------|---------------|-------------------|---------------------|-------------|
| <b>Revenue and Other Sources</b>               |             |                  |                  |             |                   |                  |               |               |               |                   |                     |             |
| Carryforward                                   | \$ -        | \$ -             | \$ -             | \$ -        | \$ -              | \$ -             | \$ -          | \$ -          | \$ -          | \$ -              | \$ -                | N/A         |
| <b>Interest</b>                                |             |                  |                  |             |                   |                  |               |               |               |                   |                     |             |
| Interest - General Checking                    | -           | -                | -                | -           | -                 | -                | -             | -             | -             | -                 | -                   | N/A         |
| <b>Special Assessment Revenue</b>              |             |                  |                  |             |                   |                  |               |               |               |                   |                     |             |
| Special Assessments - On-Roll                  | -           | 2,512            | 21,310           | 3           | 168,315           | 1,876            | 729           | 889           | 585           | 196,218           | 190,675             | 103%        |
| Special Assessments - Off-Roll                 | -           | 45,000           | -                | -           | -                 | -                | -             | -             | -             | 45,000            | -                   | N/A         |
| <b>Developer Contribution</b>                  | -           | -                | -                | -           | -                 | 16,085           | -             | -             | -             | 16,085            | -                   | N/A         |
| <b>Intragovernmental Transfer In</b>           | -           | -                | -                | -           | -                 | -                | -             | -             | -             | -                 | -                   | N/A         |
| <b>Total Revenue and Other Sources:</b>        | <b>\$ -</b> | <b>\$ 47,512</b> | <b>\$ 21,310</b> | <b>\$ 3</b> | <b>\$ 168,315</b> | <b>\$ 17,961</b> | <b>\$ 729</b> | <b>\$ 889</b> | <b>\$ 585</b> | <b>\$ 257,303</b> | <b>\$ 190,675</b>   | <b>N/A</b>  |
| <b>Expenditures and Other Uses</b>             |             |                  |                  |             |                   |                  |               |               |               |                   |                     |             |
| <b>Executive</b>                               |             |                  |                  |             |                   |                  |               |               |               |                   |                     |             |
| Professional Management                        | 3,417       | 3,417            | 3,417            | 3,417       | 3,417             | 3,417            | 3,417         | 3,417         | 3,417         | 30,750            | 41,000              | 75%         |
| <b>Financial and Administrative</b>            |             |                  |                  |             |                   |                  |               |               |               |                   |                     |             |
| Audit Services                                 | -           | -                | -                | 500         | -                 | -                | -             | 3,400         | -             | 3,900             | 5,200               | 75%         |
| Accounting Services                            | 2,125       | 2,125            | 2,125            | 2,125       | 2,125             | 2,125            | 2,125         | 2,125         | 2,125         | 19,125            | 25,500              | 75%         |
| Assessment Roll Services                       | 1,417       | 1,417            | 1,417            | 1,417       | 1,417             | 1,417            | 1,417         | 1,417         | 1,417         | 12,750            | 17,000              | 75%         |
| Arbitrage Rebate Services                      | -           | -                | -                | -           | -                 | 1,000            | -             | -             | -             | 1,000             | 1,000               | 100%        |
| <b>Other Contractual Services</b>              |             |                  |                  |             |                   |                  |               |               |               |                   |                     |             |
| Legal Advertising                              | -           | 366              | -                | -           | -                 | -                | -             | -             | 2,280         | 2,646             | 1,500               | 176%        |
| Trustee Services                               | -           | -                | -                | 2,956       | -                 | -                | 4,031         | -             | -             | 6,988             | 4,300               | 163%        |
| Dissemination Agent Services                   | -           | -                | -                | -           | -                 | -                | -             | 5,000         | -             | 5,000             | 5,000               | 100%        |
| Bond Amortization Schedules                    | -           | -                | -                | -           | 500               | -                | -             | 500           | -             | 1,000             | -                   | N/A         |
| Property Appraiser Fees                        | -           | -                | -                | -           | -                 | -                | -             | -             | 150           | 150               | -                   | N/A         |
| Bank Service Fees                              | 21          | 21               | 20               | 9           | 18                | -                | -             | 115           | -             | 204               | 350                 | 58%         |
| <b>Communications &amp; Freight Services</b>   |             |                  |                  |             |                   |                  |               |               |               |                   |                     |             |
| Postage, Freight & Messenger                   | -           | 31               | 13               | 6           | 8                 | 26               | 24            | 44            | 46            | 198               | 250                 | 79%         |
| <b>Computer Services - Website Development</b> |             |                  |                  |             |                   |                  |               |               |               |                   |                     |             |
| Insurance                                      | -           | 10,840           | -                | -           | -                 | -                | -             | -             | -             | 10,840            | 15,000              | 72%         |
| Printing & Binding                             | -           | -                | -                | -           | -                 | -                | 1,426         | -             | -             | 1,426             | 400                 | 356%        |
| Subscription & Memberships                     | -           | 175              | -                | -           | -                 | -                | -             | -             | -             | 175               | 175                 | 100%        |

Prepared by:

**JPWARD and Associates, LLC**

Unaudited

**River Landing Community Development District**  
**General Fund**  
**Statement of Revenues, Expenditures and Changes in Fund Balance**  
**Through June 30, 2023**

| Description                               | October           | November         | December         | January          | February          | March             | April             | May               | June              | Year to Date      | Total Annual Budget | % of Budget |
|---|-------------------|------------------|------------------|------------------|-------------------|-------------------|-------------------|-------------------|-------------------|-------------------|---------------------|-------------|
| <b>Legal Services</b>                     |                   |                  |                  |                  |                   |                   |                   |                   |                   |                   |                     |             |
| Legal - General Counsel                   | -                 | -                | 200              | 330              | -                 | -                 | -                 | 1,764             | -                 | 2,294             | 15,000              | 15%         |
| Legal - 2020 Bonds                        | -                 | -                | -                | -                | -                 | -                 | -                 | -                 | -                 | -                 | -                   | N/A         |
| <b>Other General Government Services</b>  |                   |                  |                  |                  |                   |                   |                   |                   |                   |                   |                     |             |
| Engineering Services                      | -                 | -                | -                | 3,656            | -                 | -                 | 6,049             | 6,566             | (2,941)           | 13,329.25         | 7,500               | 178%        |
| Stormwater Needs Analysis                 | -                 | -                | -                | -                | -                 | -                 | -                 | -                 | -                 | -                 | -                   | N/A         |
| Contingencies                             | -                 | -                | -                | -                | -                 | -                 | -                 | -                 | -                 | -                 | -                   | N/A         |
| Other Current Charges                     | -                 | -                | -                | -                | -                 | -                 | -                 | -                 | -                 | -                 | -                   | N/A         |
| <b>Other Physical Environment</b>         |                   |                  |                  |                  |                   |                   |                   |                   |                   |                   |                     |             |
| Repairs and Maintenance                   |                   |                  |                  |                  |                   |                   |                   |                   |                   |                   |                     |             |
| Naturalized Area Maintenance              | -                 | -                | -                | -                | -                 | -                 | -                 | -                 | -                 | -                 | 50,000              | 0%          |
| <b>Road &amp; Street Facilities</b>       |                   |                  |                  |                  |                   |                   |                   |                   |                   |                   |                     |             |
| Capital Improvements                      | -                 | -                | -                | -                | -                 | -                 | -                 | -                 | -                 | -                 | -                   | N/A         |
| Street Lights Purchase                    | -                 | -                | -                | -                | -                 | -                 | -                 | -                 | -                 | -                 | -                   | N/A         |
| Street Lights Installation                | -                 | -                | -                | -                | -                 | -                 | -                 | -                 | -                 | -                 | -                   | N/A         |
| <b>Reserves</b>                           |                   |                  |                  |                  |                   |                   |                   |                   |                   |                   |                     |             |
| Operational Reserve (Future Years)        | -                 | -                | -                | -                | -                 | -                 | -                 | -                 | -                 | -                 | -                   | N/A         |
| <b>Other Fees and Charges</b>             |                   |                  |                  |                  |                   |                   |                   |                   |                   |                   |                     |             |
| Discounts/Collection Fees                 | -                 | -                | -                | -                | -                 | -                 | -                 | -                 | -                 | -                 | -                   | N/A         |
| <b>Sub-Total:</b>                         | <b>6,979</b>      | <b>18,391</b>    | <b>7,192</b>     | <b>14,416</b>    | <b>7,484</b>      | <b>7,984</b>      | <b>18,488</b>     | <b>24,347</b>     | <b>6,493</b>      | <b>111,774</b>    | <b>190,675</b>      | N/A         |
| <b>Total Expenditures and Other Uses:</b> | <b>\$ 6,979</b>   | <b>\$ 18,391</b> | <b>\$ 7,192</b>  | <b>\$ 14,416</b> | <b>\$ 7,484</b>   | <b>\$ 7,984</b>   | <b>\$ 18,488</b>  | <b>\$ 24,347</b>  | <b>\$ 6,493</b>   | <b>\$ 111,774</b> | <b>\$ 190,675</b>   | N/A         |
| Net Increase/ (Decrease) in Fund Balance  | (6,979)           | 29,121           | 14,118           | (14,412)         | 160,830           | 9,977             | (17,759)          | (23,458)          | (5,909)           | 145,529           | -                   |             |
| Fund Balance - Beginning                  | 2,899             | (4,080)          | 25,041           | 39,159           | 24,747            | 185,577           | 195,554           | 177,795           | 154,337           | 2,899             | -                   |             |
| <b>Fund Balance - Ending</b>              | <b>\$ (4,080)</b> | <b>\$ 25,041</b> | <b>\$ 39,159</b> | <b>\$ 24,747</b> | <b>\$ 185,577</b> | <b>\$ 195,554</b> | <b>\$ 177,795</b> | <b>\$ 154,337</b> | <b>\$ 148,429</b> | <b>148,429</b>    | <b>\$ -</b>         |             |

River Landing Community Development District  
Debt Service Fund - Series 2020A  
Statement of Revenues, Expenditures and Changes in Fund Balance  
Through June 30, 2023

| Description  | October           | November          | December          | January           | February          | March             | April             | May               | June              | Year to Date      | Total Annual Budget | % of Budget |
|--|-------------------|-------------------|-------------------|-------------------|-------------------|-------------------|-------------------|-------------------|-------------------|-------------------|---------------------|-------------|
| <b>Revenue and Other Sources</b>                     |                   |                   |                   |                   |                   |                   |                   |                   |                   |                   |                     |             |
| Carryforward   | \$ -              | \$ -              | \$ -              | \$ -              | \$ -              | \$ -              | \$ -              | \$ -              | \$ -              | -                 | -                   | N/A         |
| <b>Interest Income</b>                               |                   |                   |                   |                   |                   |                   |                   |                   |                   |                   |                     |             |
| Interest Account                                     | -                 | -                 | -                 | -                 | -                 | -                 | -                 | -                 | -                 | -                 | -                   | N/A         |
| Sinking Fund Account                                 | -                 | -                 | -                 | -                 | -                 | -                 | -                 | -                 | -                 | -                 | -                   | N/A         |
| Reserve Account                                      | 1                 | 1                 | 1                 | 1                 | 34                | 458               | 643               | 771               | 798               | 2,706             | -                   | N/A         |
| Prepayment Account                                   | -                 | -                 | -                 | -                 | -                 | -                 | -                 | -                 | -                 | -                 | -                   | N/A         |
| Revenue Account                                      | 1                 | 1                 | 0                 | 0                 | 10                | 140               | 197               | 1,344             | 631               | 2,324             | -                   | N/A         |
| Capitalized Interest Account                         | -                 | -                 | -                 | -                 | -                 | -                 | -                 | -                 | -                 | -                 | -                   | N/A         |
| <b>Special Assessments - Prepayments</b>             |                   |                   |                   |                   |                   |                   |                   |                   |                   |                   |                     |             |
| Special Assessments - On Roll                        | -                 | 6,720             | 57,007            | 9                 | 450,262           | 5,017             | 1,949             | 2,379             | 1,564             | 524,907           | 509,959             | 103%        |
| Special Assessments - Off Roll                       | -                 | -                 | -                 | -                 | -                 | -                 | -                 | -                 | -                 | -                 | -                   | N/A         |
| Special Assessments - Prepayments                    | -                 | -                 | -                 | -                 | -                 | -                 | -                 | -                 | -                 | -                 | -                   | N/A         |
| <b>Debt Proceeds</b>                                 |                   |                   |                   |                   |                   |                   |                   |                   |                   |                   |                     |             |
| Intragovernmental Transfer In                        | -                 | -                 | -                 | -                 | -                 | -                 | -                 | -                 | -                 | -                 | -                   | N/A         |
| <b>Total Revenue and Other Sources:</b>              | <b>\$ 2</b>       | <b>\$ 6,722</b>   | <b>\$ 57,008</b>  | <b>\$ 10</b>      | <b>\$ 450,306</b> | <b>\$ 5,615</b>   | <b>\$ 2,788</b>   | <b>\$ 4,493</b>   | <b>\$ 2,993</b>   | <b>\$ 529,937</b> | <b>\$ 509,959</b>   | <b>N/A</b>  |
| <b>Expenditures and Other Uses</b>                   |                   |                   |                   |                   |                   |                   |                   |                   |                   |                   |                     |             |
| <b>Debt Service</b>                                  |                   |                   |                   |                   |                   |                   |                   |                   |                   |                   |                     |             |
| <b>Principal Debt Service - Mandatory</b>            |                   |                   |                   |                   |                   |                   |                   |                   |                   |                   |                     |             |
| Series 2020A   | -                 | -                 | -                 | -                 | -                 | -                 | -                 | 160,000           | -                 | 160,000           | 160,000             | 100%        |
| <b>Principal Debt Service - Early Redemptions</b>    |                   |                   |                   |                   |                   |                   |                   |                   |                   |                   |                     |             |
| Series 2020A   | -                 | -                 | -                 | -                 | -                 | -                 | -                 | -                 | -                 | -                 | -                   | N/A         |
| <b>Interest Expense</b>                              |                   |                   |                   |                   |                   |                   |                   |                   |                   |                   |                     |             |
| Series 2020A   | -                 | 173,569           | -                 | -                 | -                 | -                 | -                 | 173,569           | -                 | 347,138           | 347,138             | 100%        |
| <b>Unamortized Premium/Discount on Bonds Payable</b> |                   |                   |                   |                   |                   |                   |                   |                   |                   |                   |                     |             |
| Underwriter's Discount                               | -                 | -                 | -                 | -                 | -                 | -                 | -                 | -                 | -                 | -                 | -                   | N/A         |
| Operating Transfers Out (To Other Funds)             | 1                 | 1                 | 1                 | 1                 | 34                | 458               | 643               | 771               | 798               | 2,706             | -                   | N/A         |
| <b>Total Expenditures and Other Uses:</b>            | <b>\$ -</b>       | <b>\$ 173,570</b> | <b>\$ 1</b>       | <b>\$ 1</b>       | <b>\$ 34</b>      | <b>\$ 458</b>     | <b>\$ 643</b>     | <b>\$ 334,339</b> | <b>\$ 798</b>     | <b>\$ 509,844</b> | <b>\$ 507,138</b>   | <b>N/A</b>  |
| Net Increase/ (Decrease) in Fund Balance             | 2                 | (166,848)         | 57,007            | 9                 | 450,272           | 5,157             | 2,146             | (329,846)         | 2,195             | 20,093            | 2,821               |             |
| Fund Balance - Beginning                             | 441,203           | 441,205           | 274,357           | 331,364           | 331,373           | 781,645           | 786,803           | 788,949           | 459,102           | 441,203           | -                   |             |
| <b>Fund Balance - Ending</b>                         | <b>\$ 441,205</b> | <b>\$ 274,357</b> | <b>\$ 331,364</b> | <b>\$ 331,373</b> | <b>\$ 781,645</b> | <b>\$ 786,803</b> | <b>\$ 788,949</b> | <b>\$ 459,102</b> | <b>\$ 461,297</b> | <b>\$ 461,296</b> | <b>\$ 2,821</b>     |             |

**River Landing Community Development District**  
**Debt Service Fund - Series 2020B**  
**Statement of Revenues, Expenditures and Changes in Fund Balance**  
**Through June 30, 2023**

| Description  | October           | November          | December          | January           | February          | March             | April             | May               | June              | Year to Date      | Total Annual Budget | % of Budget |
|--|-------------------|-------------------|-------------------|-------------------|-------------------|-------------------|-------------------|-------------------|-------------------|-------------------|---------------------|-------------|
| <b>Revenue and Other Sources</b>                     |                   |                   |                   |                   |                   |                   |                   |                   |                   |                   |                     |             |
| Carryforward   | \$ -              | \$ -              | \$ -              | \$ -              | \$ -              | \$ -              | \$ -              | \$ -              | \$ -              | -                 | 90,497              | 0%          |
| <b>Interest Income</b>                               |                   |                   |                   |                   |                   |                   |                   |                   |                   |                   |                     |             |
| Interest Account                                     | -                 | -                 | -                 | -                 | -                 | -                 | -                 | -                 | -                 | -                 | -                   | N/A         |
| Sinking Fund Account                                 | -                 | -                 | -                 | -                 | -                 | -                 | -                 | -                 | -                 | -                 | -                   | N/A         |
| Reserve Account                                      | 0                 | 0                 | 0                 | 0                 | 11                | 150               | 205               | 223               | 230               | 820               | -                   | N/A         |
| Prepayment Account                                   | 0                 | 1                 | -                 | 0                 | 17                | \$ 2              | 369               | 986               | 126,581           | 127,957           | -                   | N/A         |
| Revenue Account                                      | 0                 | 0                 | 0                 | 0                 | \$ 0              | 1                 | 1                 | 73                | 64                | 140               | -                   | N/A         |
| Capitalized Interest Account                         | -                 | -                 | -                 | -                 | -                 | -                 | -                 | -                 | -                 | -                 | -                   | N/A         |
| <b>Special Assessments - Prepayments</b>             |                   |                   |                   |                   |                   |                   |                   |                   |                   |                   |                     |             |
| Special Assessments - On Roll                        | -                 | -                 | -                 | -                 | -                 | -                 | -                 | -                 | -                 | -                 | -                   | N/A         |
| Special Assessments - Off Roll                       | -                 | -                 | -                 | -                 | -                 | -                 | 98,706            | -                 | -                 | 98,706            | 197,413             | 50%         |
| Special Assessments - Prepayments                    | -                 | -                 | 126,889           | -                 | -                 | 313,839           | -                 | 222,902           | -                 | 663,630           | -                   | N/A         |
| <b>Debt Proceeds</b>                                 |                   |                   |                   |                   |                   |                   |                   |                   |                   |                   |                     |             |
| Intragovernmental Transfer In                        | -                 | -                 | -                 | -                 | -                 | -                 | -                 | -                 | -                 | -                 | -                   | N/A         |
| <b>Total Revenue and Other Sources:</b>              | <b>\$ 1</b>       | <b>\$ 2</b>       | <b>\$ 126,889</b> | <b>\$ 1</b>       | <b>\$ 29</b>      | <b>\$ 313,992</b> | <b>\$ 99,281</b>  | <b>\$ 224,183</b> | <b>\$ 126,876</b> | <b>\$ 891,253</b> | <b>\$ 287,910</b>   | <b>N/A</b>  |
| <b>Expenditures and Other Uses</b>                   |                   |                   |                   |                   |                   |                   |                   |                   |                   |                   |                     |             |
| <b>Debt Service</b>                                  |                   |                   |                   |                   |                   |                   |                   |                   |                   |                   |                     |             |
| <b>Principal Debt Service - Mandatory</b>            |                   |                   |                   |                   |                   |                   |                   |                   |                   |                   |                     |             |
| Series 2020B   | -                 | -                 | -                 | -                 | -                 | -                 | -                 | -                 | -                 | -                 | -                   | N/A         |
| <b>Principal Debt Service - Early Redemptions</b>    |                   |                   |                   |                   |                   |                   |                   |                   |                   |                   |                     |             |
| Series 2020B   | -                 | 210,000           | -                 | -                 | 130,000           | -                 | -                 | 325,000           | -                 | 665,000           | -                   | N/A         |
| <b>Interest Expense</b>                              |                   |                   |                   |                   |                   |                   |                   |                   |                   |                   |                     |             |
| Series 2020B   | -                 | 87,444            | -                 | -                 | 1,381             | -                 | -                 | 80,219            | -                 | 169,044           | 197,413             | 86%         |
| <b>Unamortized Premium/Discount on Bonds Payable</b> |                   |                   |                   |                   |                   |                   |                   |                   |                   |                   |                     |             |
| Underwriters Discount                                | -                 | -                 | -                 | -                 | -                 | -                 | -                 | -                 | -                 | -                 | -                   | N/A         |
| Operating Transfers Out (To Other Funds)             | 0                 | 0                 | 0                 | 0                 | 11                | 150               | 205               | 223               | 230               | 820               | -                   | N/A         |
| <b>Total Expenditures and Other Uses:</b>            | <b>\$ -</b>       | <b>\$ 297,444</b> | <b>\$ 0</b>       | <b>\$ 0</b>       | <b>\$ 131,392</b> | <b>\$ 150</b>     | <b>\$ 205</b>     | <b>\$ 405,441</b> | <b>\$ 230</b>     | <b>\$ 834,864</b> | <b>\$ 197,413</b>   | <b>N/A</b>  |
| Net Increase/ (Decrease) in Fund Balance             | 1                 | (297,442)         | 126,889           | 0                 | (131,364)         | 313,842           | 99,076            | (181,258)         | 126,645           | 56,389            | 90,497              |             |
| Fund Balance - Beginning                             | 386,782           | 386,783           | 89,340            | 216,229           | 216,229           | 84,866            | 398,708           | 497,784           | 316,526           | 386,782           | -                   |             |
| <b>Fund Balance - Ending</b>                         | <b>\$ 386,783</b> | <b>\$ 89,340</b>  | <b>\$ 216,229</b> | <b>\$ 216,229</b> | <b>\$ 84,866</b>  | <b>\$ 398,708</b> | <b>\$ 497,784</b> | <b>\$ 316,526</b> | <b>\$ 443,171</b> | <b>\$ 443,171</b> | <b>\$ 90,497</b>    |             |

Prepared by:

**JPWARD and Associates, LLC**



**River Landing Community Development District**  
**Debt Service Fund - Series 2023**  
**Statement of Revenues, Expenditures and Changes in Fund Balance**  
**Through June 30, 2023**

| Description  | June              | Year to Date      | Total Annual Budget | % of Budget |
|--|-------------------|-------------------|---------------------|-------------|
| <b>Revenue and Other Sources</b>                     |                   |                   |                     |             |
| <b>Carryforward</b>                                  | \$ -              | -                 | -                   | N/A         |
| <b>Interest Income</b>                               | -                 | -                 | -                   |             |
| Interest Account                                     | -                 | -                 | -                   | N/A         |
| Sinking Fund Account                                 | -                 | -                 | -                   | N/A         |
| Reserve Account                                      | -                 | -                 | -                   | N/A         |
| Prepayment Account                                   | -                 | -                 | -                   | N/A         |
| Revenue Account                                      | -                 | -                 | -                   | N/A         |
| Capitalized Interest Account                         | -                 | -                 | -                   | N/A         |
| <b>Special Assessments - Prepayments</b>             | -                 | -                 | -                   |             |
| Special Assessments - On Roll                        | -                 | -                 | -                   | N/A         |
| Special Assessments - Off Roll                       | -                 | -                 | -                   | N/A         |
| Special Assessments - Prepayments                    | -                 | -                 | -                   | N/A         |
| <b>Debt Proceeds</b>                                 | 607,594           | 607,594           | -                   | N/A         |
| <b>Intragovernmental Transfer In</b>                 | -                 | -                 | -                   | N/A         |
| <b>Total Revenue and Other Sources:</b>              | <b>\$ 607,594</b> | <b>\$ 607,594</b> | <b>\$ -</b>         | <b>N/A</b>  |
| <b>Expenditures and Other Uses</b>                   |                   |                   |                     |             |
| <b>Debt Service</b>                                  |                   |                   |                     |             |
| <b>Principal Debt Service - Mandatory</b>            |                   |                   |                     |             |
| Series 2020B   | -                 | -                 | -                   | N/A         |
| <b>Principal Debt Service - Early Redemptions</b>    |                   |                   |                     |             |
| Series 2020B   | -                 | -                 | -                   | N/A         |
| <b>Interest Expense</b>                              |                   |                   |                     |             |
| Series 2020B   | -                 | -                 | -                   | N/A         |
| <b>Unamortized Premium/Discount on Bonds Payable</b> | 14,358            | 14,358            | -                   | N/A         |
| <b>Underwriters Discount</b>                         | -                 | -                 | -                   | N/A         |
| <b>Operating Transfers Out (To Other Funds)</b>      | -                 | -                 | -                   | N/A         |
| <b>Total Expenditures and Other Uses:</b>            | <b>\$ 14,358</b>  | <b>\$ 14,358</b>  | <b>\$ -</b>         | <b>N/A</b>  |
| Net Increase/ (Decrease) in Fund Balance             | 593,237           | 593,237           | -                   |             |
| Fund Balance - Beginning                             | -                 | -                 | -                   |             |
| <b>Fund Balance - Ending</b>                         | <b>\$ 593,237</b> | <b>\$ 593,237</b> | <b>\$ -</b>         |             |

Prepared by:

**JPWARD and Associates, LLC**

River Landing Community Development District  
 Capital Projects Fund - Series 2020A  
 Statement of Revenues, Expenditures and Changes in Fund Balance  
 Through June 30, 2023

| Description                               | October             | November            | December            | January             | February            | March               | April               | May                 | June              | Year to Date      | Total Annual Budget | % of Budget |
|---|---------------------|---------------------|---------------------|---------------------|---------------------|---------------------|---------------------|---------------------|-------------------|-------------------|---------------------|-------------|
| <b>Revenue and Other Sources</b>          |                     |                     |                     |                     |                     |                     |                     |                     |                   |                   |                     |             |
| Carryforward                              | -                   | -                   | -                   | -                   | -                   | -                   | -                   | -                   | -                 | -                 | \$ -                | N/A         |
| <b>Interest Income</b>                    |                     |                     |                     |                     |                     |                     |                     |                     |                   |                   |                     |             |
| Construction Account                      | 0                   | -                   | -                   | -                   | -                   | 0                   | 1                   | 3                   | 6                 | 11                | \$ -                | N/A         |
| Cost of Issuance                          | -                   | -                   | -                   | -                   | -                   | -                   | -                   | -                   | -                 | -                 | \$ -                | N/A         |
| <b>Debt Proceeds</b>                      |                     |                     |                     |                     |                     |                     |                     |                     |                   |                   |                     |             |
| Developer Contributions                   | -                   | -                   | -                   | -                   | -                   | -                   | -                   | -                   | -                 | -                 | \$ -                | N/A         |
| Operating Transfers In (From Other Funds) | 1                   | 1                   | 1                   | 1                   | 34                  | 458                 | 643                 | 771                 | 169,868           | 171,777           | \$ -                | N/A         |
| <b>Total Revenue and Other Sources:</b>   | <b>\$ 1</b>         | <b>\$ 1</b>         | <b>\$ 1</b>         | <b>\$ 1</b>         | <b>\$ 34</b>        | <b>\$ 458</b>       | <b>\$ 644</b>       | <b>\$ 774</b>       | <b>\$ 169,874</b> | <b>\$ 171,787</b> | <b>\$ -</b>         | <b>N/A</b>  |
| <b>Expenditures and Other Uses</b>        |                     |                     |                     |                     |                     |                     |                     |                     |                   |                   |                     |             |
| <b>Executive</b>                          |                     |                     |                     |                     |                     |                     |                     |                     |                   |                   |                     |             |
| Professional Management                   | -                   | -                   | -                   | -                   | -                   | -                   | -                   | -                   | -                 | -                 | \$ -                | N/A         |
| <b>Other Contractual Services</b>         |                     |                     |                     |                     |                     |                     |                     |                     |                   |                   |                     |             |
| Trustee Services                          | -                   | -                   | -                   | -                   | -                   | -                   | -                   | -                   | -                 | -                 | \$ -                | N/A         |
| <b>Printing &amp; Binding</b>             |                     |                     |                     |                     |                     |                     |                     |                     |                   |                   |                     |             |
| Capital Outlay                            | -                   | -                   | -                   | -                   | -                   | -                   | -                   | -                   | -                 | -                 | \$ -                | N/A         |
| Water-Sewer Combination                   | -                   | -                   | -                   | -                   | -                   | -                   | -                   | -                   | -                 | -                 | \$ -                | N/A         |
| Stormwater Management                     | -                   | -                   | -                   | -                   | -                   | -                   | -                   | -                   | -                 | -                 | \$ -                | N/A         |
| Landscaping                               | -                   | -                   | -                   | -                   | -                   | -                   | -                   | -                   | -                 | -                 | \$ -                | N/A         |
| Roadway Improvement                       | -                   | -                   | -                   | -                   | -                   | -                   | -                   | -                   | -                 | -                 | \$ -                | N/A         |
| <b>Cost of Issuance</b>                   |                     |                     |                     |                     |                     |                     |                     |                     |                   |                   |                     |             |
| Legal - Series 2020A Bonds                | -                   | -                   | -                   | -                   | -                   | -                   | -                   | -                   | -                 | -                 | \$ -                | N/A         |
| <b>Underwriter's Discount</b>             |                     |                     |                     |                     |                     |                     |                     |                     |                   |                   |                     |             |
| Operating Transfers Out (To Other Funds)  | -                   | -                   | -                   | -                   | -                   | -                   | -                   | -                   | -                 | -                 | \$ -                | N/A         |
| <b>Total Expenditures and Other Uses:</b> | <b>\$ -</b>         | <b>\$ -</b>         | <b>\$ -</b>         | <b>\$ -</b>         | <b>\$ -</b>         | <b>\$ -</b>         | <b>\$ -</b>         | <b>\$ -</b>         | <b>\$ -</b>       | <b>\$ -</b>       | <b>\$ -</b>         | <b>N/A</b>  |
| Net Increase/ (Decrease) in Fund Balance  | \$ 1                | \$ 1                | \$ 1                | \$ 1                | \$ 34               | \$ 458              | \$ 644              | \$ 774              | \$ 169,874        | \$ 171,787        | -                   |             |
| Fund Balance - Beginning                  | \$ (169,071)        | \$ (169,069)        | \$ (169,068)        | \$ (169,067)        | \$ (169,066)        | \$ (169,032)        | \$ (168,575)        | \$ (167,931)        | \$ (167,157)      | \$ (169,071)      | \$ -                |             |
| <b>Fund Balance - Ending</b>              | <b>\$ (169,069)</b> | <b>\$ (169,068)</b> | <b>\$ (169,067)</b> | <b>\$ (169,066)</b> | <b>\$ (169,032)</b> | <b>\$ (168,575)</b> | <b>\$ (167,931)</b> | <b>\$ (167,157)</b> | <b>\$ 2,717</b>   | <b>\$ 2,717</b>   | <b>\$ -</b>         |             |

River Landing Community Development District  
 Capital Projects Fund - Series 2020B  
 Statement of Revenues, Expenditures and Changes in Fund Balance  
 Through June 30, 2023

| Description                               | October         | November        | December        | January         | February        | March           | April           | May             | June            | Year to Date    | Total Annual Budget | % of Budget |
|---|-----------------|-----------------|-----------------|-----------------|-----------------|-----------------|-----------------|-----------------|-----------------|-----------------|---------------------|-------------|
| <b>Revenue and Other Sources</b>          |                 |                 |                 |                 |                 |                 |                 |                 |                 |                 |                     |             |
| Carryforward                              | -               | -               | -               | -               | -               | -               | -               | -               | -               | -               | \$ -                | N/A         |
| <b>Interest Income</b>                    |                 |                 |                 |                 |                 |                 |                 |                 |                 |                 |                     |             |
| Construction Account                      | 0               | 0               | 0               | 0               | 1               | 9               | 14              | 17              | 18              | 59              | \$ -                | N/A         |
| Cost of Issuance                          | -               | -               | -               | -               | -               | -               | -               | -               | -               | -               | \$ -                | N/A         |
| <b>Debt Proceeds</b>                      |                 |                 |                 |                 |                 |                 |                 |                 |                 |                 |                     |             |
| Developer Contributions                   | -               | -               | -               | -               | -               | -               | -               | -               | -               | -               | \$ -                | N/A         |
| Operating Transfers In (From Other Funds) | 0               | 0               | 0               | 0               | 11              | 150             | 205             | 223             | 230             | 820             | \$ -                | N/A         |
| <b>Total Revenue and Other Sources:</b>   | <b>\$ 0</b>     | <b>\$ 0</b>     | <b>\$ 0</b>     | <b>\$ 0</b>     | <b>\$ 12</b>    | <b>\$ 159</b>   | <b>\$ 219</b>   | <b>\$ 240</b>   | <b>\$ 249</b>   | <b>\$ 880</b>   | <b>\$ -</b>         | <b>N/A</b>  |
| <b>Expenditures and Other Uses</b>        |                 |                 |                 |                 |                 |                 |                 |                 |                 |                 |                     |             |
| <b>Executive</b>                          |                 |                 |                 |                 |                 |                 |                 |                 |                 |                 |                     |             |
| Professional Management                   | -               | -               | -               | -               | -               | -               | -               | -               | -               | -               | \$ -                | N/A         |
| <b>Other Contractual Services</b>         |                 |                 |                 |                 |                 |                 |                 |                 |                 |                 |                     |             |
| Trustee Services                          | -               | -               | -               | -               | -               | -               | -               | -               | -               | -               | \$ -                | N/A         |
| <b>Printing &amp; Binding</b>             |                 |                 |                 |                 |                 |                 |                 |                 |                 |                 |                     |             |
| Capital Outlay                            | -               | -               | -               | -               | -               | -               | -               | -               | -               | -               | \$ -                | N/A         |
| Water-Sewer Combination                   | -               | -               | -               | -               | -               | -               | -               | -               | -               | -               | \$ -                | N/A         |
| Stormwater Management                     | -               | -               | -               | -               | -               | -               | -               | -               | -               | -               | \$ -                | N/A         |
| Landscaping                               | -               | -               | -               | -               | -               | -               | -               | -               | -               | -               | \$ -                | N/A         |
| Roadway Improvement                       | -               | -               | -               | -               | -               | -               | -               | -               | -               | -               | \$ -                | N/A         |
| <b>Cost of Issuance</b>                   |                 |                 |                 |                 |                 |                 |                 |                 |                 |                 |                     |             |
| Legal - Series 2020B Bonds                | -               | -               | -               | -               | -               | -               | -               | -               | -               | -               | \$ -                | N/A         |
| <b>Underwriter's Discount</b>             |                 |                 |                 |                 |                 |                 |                 |                 |                 |                 |                     |             |
| Operating Transfers Out (To Other Funds)  | -               | -               | -               | -               | -               | -               | -               | -               | -               | -               | \$ -                | N/A         |
| <b>Total Expenditures and Other Uses:</b> | <b>\$ -</b>     | <b>\$ -</b>     | <b>\$ -</b>     | <b>\$ -</b>     | <b>\$ -</b>     | <b>\$ -</b>     | <b>\$ -</b>     | <b>\$ -</b>     | <b>\$ -</b>     | <b>\$ -</b>     | <b>\$ -</b>         | <b>N/A</b>  |
| Net Increase/ (Decrease) in Fund Balance  | \$ 0            | \$ 0            | \$ 0            | \$ 0            | \$ 12           | \$ 159          | \$ 219          | \$ 240          | \$ 249          | \$ 880          | -                   |             |
| Fund Balance - Beginning                  | \$ 5,237        | \$ 5,237        | \$ 5,238        | \$ 5,238        | \$ 5,238        | \$ 5,250        | \$ 5,409        | \$ 5,628        | \$ 5,868        | \$ 5,237        | \$ -                |             |
| <b>Fund Balance - Ending</b>              | <b>\$ 5,237</b> | <b>\$ 5,238</b> | <b>\$ 5,238</b> | <b>\$ 5,238</b> | <b>\$ 5,250</b> | <b>\$ 5,409</b> | <b>\$ 5,628</b> | <b>\$ 5,868</b> | <b>\$ 6,116</b> | <b>\$ 6,116</b> | <b>\$ -</b>         |             |

**River Landing Community Development District**  
**Capital Projects Fund - Series 2023**  
**Statement of Revenues, Expenditures and Changes in Fund Balance**  
**Through June 30, 2023**

| Description                                      | June                 | Year to Date         | Total Annual Budget | % of Budget |
|--|----------------------|----------------------|---------------------|-------------|
| <b>Revenue and Other Sources</b>                 |                      |                      |                     |             |
| <b>Carryforward</b>                              | -                    | -                    | \$ -                | N/A         |
| <b>Interest Income</b>                           |                      |                      |                     |             |
| Construction Account                             | -                    | -                    | \$ -                | N/A         |
| Cost of Issuance                                 | -                    | -                    | \$ -                | N/A         |
| <b>Debt Proceeds</b>                             | 10,547,406           | 10,547,406           | \$ -                | N/A         |
| <b>Developer Contributions</b>                   |                      | -                    | \$ -                | N/A         |
| <b>Operating Transfers In (From Other Funds)</b> | -                    | -                    | \$ -                | N/A         |
| <b>Total Revenue and Other Sources:</b>          | <u>\$ 10,547,406</u> | <u>\$ 10,547,406</u> | <u>\$ -</u>         | <u>N/A</u>  |
| <b>Expenditures and Other Uses</b>               |                      |                      |                     |             |
| <b>Executive</b>                                 |                      |                      |                     |             |
| Professional Management                          | 50,000               | 50,000               | \$ -                | N/A         |
| <b>Other Contractual Services</b>                |                      |                      |                     |             |
| Trustee Services                                 | 6,075                | 6,075                | \$ -                | N/A         |
| <b>Other General Government Services</b>         |                      |                      |                     |             |
| Engineering Services                             | 15,000               | 15,000               |                     |             |
| <b>Printing &amp; Binding</b>                    | 2,250                | 2,250                | \$ -                | N/A         |
| <b>Capital Outlay</b>                            |                      |                      |                     |             |
| Water-Sewer Combination                          | 2,650,252            | 2,650,252            | \$ -                | N/A         |
| Stormwater Management                            | 639,680              | 639,680              | \$ -                | N/A         |
| Landscaping                                      | -                    | -                    | \$ -                | N/A         |
| Roadway Improvement                              | 157,686              | 157,686              | \$ -                | N/A         |
| <b>Cost of Issuance</b>                          |                      |                      |                     |             |
| Legal - Series 2023 Bonds                        | 150,500              | 150,500              | \$ -                | N/A         |
| <b>Underwriter's Discount</b>                    | 223,100              | 223,100              | \$ -                | N/A         |
| <b>Operating Transfers Out (To Other Funds)</b>  | 169,071              | 169,071              | \$ -                | N/A         |
| <b>Total Expenditures and Other Uses:</b>        | <u>\$ 4,063,614</u>  | <u>\$ 4,063,614</u>  | <u>\$ -</u>         | <u>N/A</u>  |
| <br>   |                      |                      |                     |             |
| Net Increase/ (Decrease) in Fund Balance         | \$ 6,483,792         | \$ 6,483,792         | -                   |             |
| Fund Balance - Beginning                         | \$ -                 | \$ -                 | \$ -                |             |
| <b>Fund Balance - Ending</b>                     | <u>\$ 6,483,792</u>  | <u>\$ 6,483,792</u>  | <u>\$ -</u>         |             |

Prepared by:

**JWARD and Associates, LLC**