

RIVER LANDING COMMUNITY DEVELOPMENT DISTRICT



FINANCIAL STATEMENTS - JUNE 2025

FISCAL YEAR 2025

PREPARED BY:

JPWARD & ASSOCIATES, LLC, 2301 NORTHEAST 37TH 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, 2025**

	Governmental Funds								Capital Projects Funds		Account Groups		Totals (Memorandum Only)						
	Debt Service Funds						General Long Term Debt	General Fixed Assets											
	General Fund	Series 2020A	Series 2020B	Series 2023A	Series 2023B	Series 2025													
Assets																			
Cash and Investments																			
General Fund - Invested Cash	\$ 266,257	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 266,257						
Debt Service Fund																			
Interest Account	-	-	-	-	-	-	-	-	-	-	-	-	-						
Sinking Account	-	-	-	-	-	-	-	-	-	-	-	-	-						
Reserve Account	-	253,546	-	135,006	-	88,191	-	-	-	-	-	-	476,743						
Revenue Account	-	271,902	-	154,869	-	427	-	-	-	-	-	-	427,198						
Capitalized Interest	-	-	-	16	-	137,585	-	-	-	-	-	-	137,601						
Prepayment Account	-	286	-	-	-	-	-	-	-	-	-	-	286						
Construction Account	-	-	-	-	-	-	14,769	370	-	-	-	-	15,140						
Cost of Issuance Account	-	-	-	-	-	-	-	6,437	-	-	-	-	6,437						
Due from Other Funds																			
General Fund	-	-	-	-	-	-	-	-	-	-	-	-	-						
Debt Service Fund(s)	-	-	-	-	-	-	-	-	-	-	-	-	-						
Accounts Receivable	-	-	-	-	-	-	-	-	-	-	-	-	-						
Assessments Receivable	-	-	-	-	-	-	-	-	-	-	-	-	-						
Amount Available in Debt Service Funds	-	-	-	-	-	-	-	-	-	815,625	-	-	815,625						
Amount to be Provided by Debt Service Funds	-	-	-	-	-	-	-	-	-	16,114,375	-	-	16,114,375						
Investment in General Fixed Assets (net of depreciation)	-	-	-	-	-	-	-	-	-	-	11,263,440	-	11,263,440						
Total Assets	\$ 266,257	\$ 525,733	\$ -	\$ 289,892	\$ -	\$ 226,202	\$ 14,769	\$ 6,807	\$ 16,930,000	\$ 11,263,440	-	-	\$ 29,523,101						

River Landing Community Development District
Balance Sheet
for the Period Ending June 30, 2025

	Governmental Funds										Account Groups		Totals (Memorandum Only)
	Debt Service Funds					Capital Projects Funds					General Long Term Debt	General Fixed Assets	
	General Fund	Series 2020A	Series 2020B	Series 2023A	Series 2023B	Series 2025	Series 2023A&B	Series 2025					
Liabilities													
Accounts Payable & Payroll Liabilities	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
Due to Developer	-	-	-	-	-	-	-	-	-	-	-	-	-
Developer Advance	-	-	-	-	-	-	413,888	111,866	-	-	-	-	525,755
Due to Other Funds	-	-	-	-	-	-	-	-	-	-	-	-	-
General Fund	-	-	-	-	-	-	-	-	-	-	-	-	-
Debt Service Fund(s)	-	-	-	-	-	-	-	-	-	-	-	-	-
Bonds Payable													
Current Portion (Due Within 12 Months)													
Series 2020A	-	-	-	-	-	-	-	-	175,000	-	-	-	175,000
Series 2020B	-	-	-	-	-	-	-	-	-	-	-	-	-
Series 2023A	-	-	-	-	-	-	-	-	60,000	-	-	-	60,000
Series 2023B	-	-	-	-	-	-	-	-	-	-	-	-	-
Series 2025	-	-	-	-	-	-	-	-	80,000	-	-	-	80,000
Long Term													
Series 2020A	-	-	-	-	-	-	-	-	7,750,000	-	-	-	7,750,000
Series 2020B	-	-	-	-	-	-	-	-	-	-	-	-	-
Series 2023A	-	-	-	-	-	-	-	-	3,700,000	-	-	-	3,700,000
Series 2023B	-	-	-	-	-	-	-	-	-	-	-	-	-
Series 2025	-	-	-	-	-	-	-	-	5,165,000	-	-	-	5,165,000
Total Liabilities	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 413,888	\$ 111,866	\$ 16,930,000	\$ -	\$ -	\$ -	\$ 17,455,755
Fund Equity and Other Credits													
Investment in General Fixed Assets	-	-	-	-	-	-	-	-	-	-	11,263,440	-	11,263,440
Fund Balance													
Restricted													
Beginning: October 1, 2024 (Unaudited)	-	495,739	184,213	241,133	3,113,873	-	(406,887)	-	-	-	-	-	3,628,071
Results from Current Operations	-	29,994	(184,213)	48,759	(3,113,873)	226,202	7,768	(105,059)	-	-	-	-	(3,090,421)
Unassigned													
Beginning: October 1, 2024 (Unaudited)	209,295	-	-	-	-	-	-	-	-	-	-	-	209,295
Results from Current Operations	56,962	-	-	-	-	-	-	-	-	-	-	-	56,962
Total Fund Equity and Other Credits	\$ 266,257	\$ 525,733	\$ (0)	\$ 289,892	\$ (0)	\$ 226,202	\$ (399,119)	\$ (105,059)	\$ -	\$ 11,263,440	\$ -	\$ -	\$ 12,067,346
Total Liabilities, Fund Equity and Other Credits	\$ 266,257	\$ 525,733	\$ (0)	\$ 289,892	\$ (0)	\$ 226,202	\$ 14,769	\$ 6,807	\$ 16,930,000	\$ 11,263,440	\$ -	\$ -	\$ 29,523,101

River Landing Community Development District
General Fund
Statement of Revenues, Expenditures and Changes in Fund Balance
Through June 30, 2025

Description	October	November	December	January	February	March	April	May	June	Year to Date	Total Annual Budget	% of Budget
Revenue and Other Sources												
Carryforward	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	0%
Interest												
Interest - General Checking	-	-	-	-	-	-	-	-	-	-	-	0%
Special Assessment Revenue												
Special Assessments - On-Roll	1,207	27,244	213,748	4,927	3,972	2,019	4,943	607	2,886	261,553	273,950	95%
Special Assessments - Off-Roll	-	-	-	-	-	-	-	-	-	-	-	0%
Other Fees and Charges												
Discounts/Collection Fees	-	-	-	-	-	-	-	-	-	-	(15,507)	0%
Developer Contribution	-	-	-	-	-	-	-	-	-	-	-	0%
Intragovernmental Transfer In	-	-	-	-	-	-	-	-	-	-	-	0%
Total Revenue and Other Sources:	\$ 1,207	\$ 27,244	\$ 213,748	\$ 4,927	\$ 3,972	\$ 2,019	\$ 4,943	\$ 607	\$ 2,886	\$ 261,553	\$ 258,443	101%
Expenditures and Other Uses												
Executive												
Professional Management	3,667	3,667	3,667	3,667	3,667	3,667	3,667	3,667	3,667	33,000	44,000	75%
Financial and Administrative												
Audit Services	-	-	-	5,600	-	-	-	-	-	5,600	8,500	66%
Accounting Services	2,375	2,375	2,375	2,375	2,375	2,375	2,375	2,375	2,375	21,375	28,500	75%
Assessment Roll Services	2,375	2,375	2,375	2,375	2,375	2,375	2,375	2,375	2,375	21,375	28,500	75%
Arbitrage Rebate Services	-	-	-	-	500	-	-	-	-	500	1,000	50%
Other Contractual Services												
Legal Advertising	-	534	-	-	-	188	-	-	3,332	4,054	2,800	145%
Trustee Services	-	-	-	6,988	-	-	-	-	-	6,988	8,600	81%
Dissemination Agent Services	-	-	-	-	-	7,000	-	-	-	7,000	6,000	117%
Bond Amortization Schedules	-	1,000	-	-	-	-	-	-	-	1,000	-	0%
Property Appraiser Fees	-	-	-	-	-	150	-	-	-	150	150	100%
Bank Service Fees	-	-	-	-	-	-	-	-	-	-	100	0%
Communications & Freight Services												
Postage, Freight & Messenger	23	50	-	70	-	97	130	-	28	398	200	199%

River Landing Community Development District
General Fund
Statement of Revenues, Expenditures and Changes in Fund Balance
Through June 30, 2025

Description	October	November	December	January	February	March	April	May	June	Year to Date	Total Annual Budget	% of Budget
Computer Services - Website Development	-	-	-	300	-	-	-	-	-	300	1,500	20%
Insurance	13,021	-	-	8,568	-	-	-	-	-	21,589	13,318	162%
Printing & Binding	-	-	-	-	-	-	-	-	289	289	100	289%
Subscription & Memberships	-	175	-	-	-	-	-	-	-	175	175	100%
Legal Services												
Legal - General Counsel	-	-	413	799	-	494	5,924	-	440	8,070	10,000	81%
Legal - 2020 Bonds	-	-	-	-	-	-	-	-	-	-	-	0%
Other General Government Services												
Engineering Services	-	-	226	-	720	4,183	1,588	-	788	7,503.50	5,000	150%
Stormwater Needs Analysis	-	-	-	-	-	-	-	-	-	-	-	0%
Contingencies	-	-	-	-	-	-	-	-	-	-	-	0%
Other Current Charges	-	-	-	-	-	-	-	-	-	-	-	0%
Other Physical Environment												
Repairs and Maintenance												
Naturalized Area Maintenance	-	-	-	-	-	-	-	-	-	-	-	0%
Wetland Maitenance	-	-	-	-	-	-	-	-	53,300	53,300	100,000	53%
Road & Street Facilities												
Capital Improvements	-	-	-	-	-	-	-	-	-	-	-	0%
Street Lights	-	-	-	-	-	-	11,925	-	-	11,925	-	0%
Reserves	-	-	-	-	-	-	-	-	-	-	-	0%
Operational Reserve (Future Years)	-	-	-	-	-	-	-	-	-	-	-	0%
Sub-Total:	21,461	10,176	9,055	30,741	9,637	20,528	27,983	8,417	66,594	204,591	258,443	79%
Total Expenditures and Other Uses:	\$ 21,461	\$ 10,176	\$ 9,055	\$ 30,741	\$ 9,637	\$ 20,528	\$ 27,983	\$ 8,417	\$ 66,594	\$ 204,591	\$ 258,443	79%
Net Increase/ (Decrease) in Fund Balance	(20,254)	17,068	204,693	(25,814)	(5,665)	(18,509)	(23,040)	(7,810)	(63,707)	56,962	-	
Fund Balance - Beginning	209,295	189,041	206,109	410,802	384,988	379,323	360,814	337,774	329,964	209,295	209,295	
Fund Balance - Ending	\$ 189,041	\$ 206,109	\$ 410,802	\$ 384,988	\$ 379,323	\$ 360,814	\$ 337,774	\$ 329,964	\$ 266,257	\$ 266,257	\$ 209,295	

River Landing Community Development District
Debt Service Fund - Series 2020A
Statement of Revenues, Expenditures and Changes in Fund Balance
Through June 30, 2025

Description	October	November	December	January	February	March	April	May	June	Year to Date	Total Annual Budget	% of Budget
Revenue and Other Sources												
Carryforward	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	0%
Interest Income												
Interest Account	-	-	-	-	-	-	-	-	-	-	-	0%
Sinking Fund Account	-	-	-	-	-	-	-	-	-	-	-	0%
Reserve Account	1,049	1,019	947	943	914	826	914	885	914	8,412	10,000	84%
Prepayment Account	-	-	-	-	-	-	-	-	-	-	-	0%
Revenue Account	1,000	981	311	1,189	2,026	1,869	2,103	2,079	950	12,507	7,600	165%
Capitalized Interest Account	-	-	-	-	-	-	-	-	-	-	-	0%
Special Assessments - Prepayments												
Special Assessments - On Roll	2,381	53,755	421,742	9,722	7,836	3,983	9,754	1,197	5,695	516,065	545,459	95%
Special Assessments - Off Roll	-	-	-	-	-	-	-	-	-	-	-	0%
Special Assessments - Prepayments	-	-	-	-	-	-	-	-	-	-	-	0%
Unamortized Premium/Discount on Bonds Payable	-	-	-	-	-	-	-	-	-	-	(35,517)	0%
Debt Proceeds	-	-	-	-	-	-	-	-	-	-	-	0%
Intragovernmental Transfer In	-	-	-	-	-	-	-	-	-	-	-	0%
Total Revenue and Other Sources:	\$ 4,429	\$ 55,755	\$ 423,000	\$ 11,854	\$ 10,776	\$ 6,677	\$ 12,771	\$ 4,161	\$ 7,559	\$ 536,984	\$ 527,542	102%
Expenditures and Other Uses												
Debt Service												
Principal Debt Service - Mandatory												
Series 2020A	-	-	-	-	-	-	-	170,000	-	170,000	170,000	100%
Principal Debt Service - Early Redemptions												
Series 2020A	-	-	-	-	-	-	-	-	-	-	-	0%
Interest Expense												
Series 2020A	-	168,495	-	-	-	-	-	168,495	-	336,990	337,388	100%
Underwriter's Discount	-	-	-	-	-	-	-	-	-	-	-	0%
Operating Transfers Out (To Other Funds)	-	-	-	-	-	-	-	-	-	-	-	0%
Total Expenditures and Other Uses:	\$ -	\$ 168,495	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 338,495	\$ -	\$ 506,990	\$ 507,388	100%
Net Increase/ (Decrease) in Fund Balance	4,429	(112,740)	423,000	11,854	10,776	6,677	12,771	(334,334)	7,559	29,994	20,154	
Fund Balance - Beginning	495,739	500,169	387,428	810,428	822,282	833,059	839,736	852,508	518,174	495,739	495,739	
Fund Balance - Ending	\$ 500,169	\$ 387,428	\$ 810,428	\$ 822,282	\$ 833,059	\$ 839,736	\$ 852,508	\$ 518,174	\$ 525,733	\$ 525,733	\$ 515,893	

River Landing Community Development District
Debt Service Fund - Series 2020B
Statement of Revenues, Expenditures and Changes in Fund Balance
Through June 30, 2025

Description	October	November	December	January	February	March	April	May	June	Year to Date	Total Annual Budget	% of Budget
Revenue and Other Sources												
Carryforward	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	0%
Interest Income												
Interest Account	-	-	-	-	-	-	-	-	-	-	-	0%
Sinking Fund Account	-	-	-	-	-	-	-	-	-	-	-	0%
Reserve Account	84	65	60	54	47	3	-	-	-	313	2,600	12%
Prepayment Account	486	981	551	1,387	2,158	139	-	-	-	5,703	13,750	41%
Revenue Account	77	78	16	19	29	-	-	-	-	219	650	34%
Capitalized Interest Account	-	-	-	-	-	-	-	-	-	-	-	0%
Special Assessments - Prepayments												
Special Assessments - On Roll	-	-	-	-	-	-	-	-	-	-	-	0%
Special Assessments - Off Roll	-	-	85,000	-	-	-	-	-	-	85,000	85,000	100%
Special Assessments - Prepayments	122,659	51,813	148,460	-	-	-	-	-	-	322,933	-	0%
Unamortized Premium/Discount on Bonds Payable	-	-	-	-	-	-	-	-	-	-	-	0%
Contribution from Taylor Morrison	-	-	182,981	-	(3,693)	-	(143)	-	-	179,145	-	0%
Debt Proceeds	-	-	-	-	-	-	-	-	-	-	-	0%
Intragovernmental Transfer In	-	-	-	-	-	-	-	-	-	-	-	0%
Total Revenue and Other Sources:	\$ 123,307	\$ 52,936	\$ 417,069	\$ 1,460	\$ (1,460)	\$ 143	\$ (143)	\$ -	\$ -	\$ 593,312	\$ 102,000	582%
Expenditures and Other Uses												
Debt Service												
Principal Debt Service - Mandatory												
Series 2020B	-	-	-	-	-	-	-	-	-	-	-	0%
Principal Debt Service - Early Redemptions												
Series 2020B	-	145,000	-	-	610,000	-	-	-	-	755,000	-	0%
Interest Expense												
Series 2020B	-	16,044	-	-	6,481	-	-	-	-	22,525	85,000	27%
Underwriters Discount	-	-	-	-	-	-	-	-	-	-	-	0%
Operating Transfers Out (To Other Funds)	-	-	-	-	-	-	-	-	-	-	-	0%
Total Expenditures and Other Uses:	\$ -	\$ 161,044	\$ -	\$ -	\$ 616,481	\$ -	\$ -	\$ -	\$ -	\$ 777,525	\$ 85,000	915%
Net Increase/ (Decrease) in Fund Balance	123,307	(108,107)	417,069	1,460	(617,941)	143	(143)	-	-	(184,213)	17,000	
Fund Balance - Beginning	184,213	307,520	199,413	616,481	617,941	-	143	-	-	184,213	184,213	
Fund Balance - Ending	\$ 307,520	\$ 199,413	\$ 616,481	\$ 617,941	\$ -	\$ 143	\$ -	\$ -	\$ -	\$ -	\$ 201,213	

River Landing Community Development District
Debt Service Fund - Series 2023A
Statement of Revenues, Expenditures and Changes in Fund Balance
Through June 30, 2025

Description	October	November	December	January	February	March	April	May	June	Year to Date	Total Annual Budget	% of Budget
Revenue and Other Sources												
Carryforward	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	-	0%
Interest Income												
Interest Account	-	-	-	-	-	-	-	-	-	-	-	0%
Sinking Fund Account	-	-	-	-	-	-	-	-	-	-	-	0%
Reserve Account	558	543	504	502	487	440	487	471	487	4,479	6,700	67%
Prepayment Account	-	-	-	-	-	-	-	-	-	-	-	0%
Revenue Account	29	458	66	391	702	663	748	737	372	4,165	2,900	144%
Capitalized Interest Account	16	16	-	-	-	-	-	-	-	32	1,800	2%
Special Assessments - Prepayments												
Special Assessments - On Roll	1,260	28,459	223,280	5,147	4,149	2,109	5,164	634	3,015	273,217	288,914	95%
Special Assessments - Off Roll	-	-	-	-	-	-	-	-	-	-	-	0%
Special Assessments - Prepayments	-	-	-	-	-	-	-	-	-	-	-	0%
Unamortized Premium/Discount on Bonds Payable	-	-	-	-	-	-	-	-	-	-	(18,901)	0%
Debt Proceeds	-	-	-	-	-	-	-	-	-	-	-	0%
Intragovernmental Transfer In	6,318	16,288	2,375	5,277	53,255	506	-	-	-	84,019	-	0%
Total Revenue and Other Sources:	\$ 8,182	\$ 45,764	\$ 226,226	\$ 11,317	\$ 58,593	\$ 3,717	\$ 6,398	\$ 1,842	\$ 3,873	\$ 365,913	\$ 281,413	130%
Expenditures and Other Uses												
Debt Service												
Principal Debt Service - Mandatory												
Series 2023A	-	-	-	-	-	-	-	55,000	-	55,000	55,000	100%
Principal Debt Service - Early Redemptions												
Series 2023A	-	-	-	-	-	-	-	-	-	-	-	0%
Interest Expense												
Series 2023A	-	106,126	-	-	-	-	-	106,126	-	212,253	212,253	100%
Underwriters Discount	-	-	-	-	-	-	-	-	-	-	-	0%
Operating Transfers Out (To Other Funds)	558	543	504	502	45,909	440	487	471	487	49,901	-	0%
Total Expenditures and Other Uses:	\$ 558	\$ 106,669	\$ 504	\$ 502	\$ 45,909	\$ 440	\$ 487	\$ 161,597	\$ 487	\$ 317,154	\$ 267,253	119%
Net Increase/ (Decrease) in Fund Balance	7,624	(60,905)	225,722	10,815	12,684	3,277	5,911	(159,755)	3,387	48,759	14,160	
Fund Balance - Beginning	241,133	248,756	187,851	413,573	424,387	437,071	440,349	446,260	286,505	241,133	241,133	
Fund Balance - Ending	\$ 248,756	\$ 187,851	\$ 413,573	\$ 424,387	\$ 437,071	\$ 440,349	\$ 446,260	\$ 286,505	\$ 289,892	\$ 289,892	\$ 255,293	

River Landing Community Development District
Debt Service Fund - Series 2023B
Statement of Revenues, Expenditures and Changes in Fund Balance
Through June 30, 2025

Description	October	November	December	January	February	March	April	May	June	Year to Date	Total Annual Budget	% of Budget
Revenue and Other Sources												
Carryforward	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	-	0%
Interest Income												
Interest Account	-	-	-	-	-	-	-	-	-	-	-	0%
Sinking Fund Account	-	-	-	-	-	-	-	-	-	-	-	0%
Reserve Account	775	678	630	491	328	21	-	-	-	2,922	9,900	30%
Prepayment Account	6,318	9,559	2,375	5,277	7,833	506	-	-	-	31,869	-	0%
Revenue Account	-	-	-	-	-	-	-	-	-	-	-	0%
Capitalized Interest Account	28	27	-	-	-	-	-	-	-	55	3,600	2%
Special Assessments - Prepayments												
Special Assessments - On Roll	-	-	-	-	-	-	-	-	-	-	-	0%
Special Assessments - Off Roll	-	-	409,781	-	-	-	-	-	-	409,781	409,781	100%
Special Assessments - Prepayments	760,993	349,885	522,808	-	-	-	-	-	-	1,633,686	-	0%
Unamortized Premium/Discount on Bonds Payable	-	-	-	-	-	-	-	-	-	-	-	0%
Contributions from Taylor Morrison	-	-	1,058,365	-	-	-	-	-	-	1,058,365	-	0%
Debt Proceeds	-	-	-	-	-	-	-	-	-	-	-	0%
Intragovernmental Transfer In	-	-	-	-	45,422	-	-	-	-	45,422	-	0%
Total Revenue and Other Sources:	\$ 768,114	\$ 360,148	\$ 1,993,960	\$ 5,768	\$ 53,583	\$ 527	\$ -	\$ -	\$ -	\$ 3,182,099	\$ 423,281	752%
Expenditures and Other Uses												
Debt Service												
Principal Debt Service - Mandatory												
Series 2023B	-	-	-	-	-	-	-	-	-	-	-	0%
Principal Debt Service - Early Redemptions												
Series 2023B	-	2,765,000	-	-	3,230,000	-	-	-	-	5,995,000	-	0%
Interest Expense												
Series 2023B	-	168,609	-	-	45,422	-	-	-	-	214,031	409,781	52%
Underwriters Discount	-	-	-	-	-	-	-	-	-	-	-	0%
Operating Transfers Out (To Other Funds)	7,093	16,966	3,005	5,768	53,583	527	-	-	-	86,941	-	0%
Total Expenditures and Other Uses:	\$ 7,093	\$ 2,950,575	\$ 3,005	\$ 5,768	\$ 3,329,005	\$ 527	\$ -	\$ -	\$ -	\$ 6,295,973	\$ 409,781	1536%
Net Increase/ (Decrease) in Fund Balance	761,021	(2,590,427)	1,990,955	0	(3,275,422)	-	-	-	-	(3,113,873)	13,500	
Fund Balance - Beginning	3,113,873	3,874,894	1,284,467	3,275,422	3,275,422	-	-	-	-	3,113,873	3,113,873	
Fund Balance - Ending	\$ 3,874,894	\$ 1,284,467	\$ 3,275,422	\$ 3,275,422	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 3,127,373	

River Landing Community Development District
Debt Service Fund - Series 2025
Statement of Revenues, Expenditures and Changes in Fund Balance
Through June 30, 2025

Description	March	April	May	June	Year to Date	Total Annual Budget	% of Budget
Revenue and Other Sources							
Carryforward	\$ -	\$ -	\$ -	\$ -	\$ -	-	0%
Interest Income					-	-	
Interest Account			-	-	-	-	0%
Sinking Fund Account	-	-	-	-	-	-	0%
Reserve Account	-	77	210	217	504	-	0%
Prepayment Account	-	-	-	-	-	-	0%
Revenue Account	-	-	-	-	-	-	0%
Capitalized Interest Account	-	146	398	338	881	-	0%
Special Assessments - Prepayments					-		
Special Assessments - On Roll	-	-	-	-	-	-	0%
Special Assessments - Off Roll	-	-	-	-	-	-	0%
Special Assessments - Prepayments	-	-	-	-	-	-	0%
Unamortized Premium/Discount on Bonds Payable	-	-	-	-	-	-	0%
Contributions from Taylor Morrison	-	-	-	-	-	-	0%
Debt Proceeds	255,178	-	-	-	255,178	-	0%
Intragovernmental Transfer In	-	-	-	-	-	-	0%
Total Revenue and Other Sources:	\$ 255,178	\$ 223	\$ 608	\$ 555	\$ 256,564	\$ -	0%
Expenditures and Other Uses							
Debt Service							
Principal Debt Service - Mandatory							
Series 2025	-	-	-	-	-	-	0%
Principal Debt Service - Early Redemptions							
Series 2025	-	-	-	-	-	-	0%
Interest Expense							
Series 2025	-	-	30,361	-	30,361	-	0%
Underwriters Discount	-	-	-	-	-	-	0%
Operating Transfers Out (To Other Funds)	-	-	-	-	-	-	0%
Total Expenditures and Other Uses:	\$ -	\$ -	\$ 30,361	\$ -	\$ 30,361	\$ -	0%
Net Increase/ (Decrease) in Fund Balance	255,178	223	(29,753)	555	226,202	-	
Fund Balance - Beginning	-	255,178	255,401	225,648	-	-	
Fund Balance - Ending	\$ 255,178	\$ 255,401	\$ 225,648	\$ 226,202	\$ 226,202	\$ -	

Prepared by:

JPWARD and Associates, LLC

River Landing Community Development District
Capital Projects Fund - Series 2023AB
Statement of Revenues, Expenditures and Changes in Fund Balance
Through June 30, 2025

Description	October	November	December	January	February	March	April	May	June	Year to Date	Total Annual Budget	% of Budget
Revenue and Other Sources												
Carryforward	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	0%
Interest Income												
Construction Account	28	33	35	40	42	41	47	48	51	367	-	0%
Cost of Issuance	-	-	-	-	-	-	-	-	-	-	-	0%
Debt Proceeds	-	-	-	-	-	-	-	-	-	-	-	0%
Developer Contributions	-	-	-	-	-	-	-	-	-	-	-	0%
Operating Transfers In (From Other Funds)	1,333	1,221	1,134	993	815	461	487	471	487	7,402	-	0%
Total Revenue and Other Sources:	\$ 1,362	\$ 1,254	\$ 1,169	\$ 1,033	\$ 857	\$ 502	\$ 534	\$ 519	\$ 538	\$ 7,768	\$ -	0%
Expenditures and Other Uses												
Executive												
Professional Management	-	-	-	-	-	-	-	-	-	-	-	0%
Other Contractual Services												
Trustee Services	-	-	-	-	-	-	-	-	-	-	-	0%
Other General Government Services												
Engineering Services	-	-	-	-	-	-	-	-	-	-	-	0%
Printing & Binding	-	-	-	-	-	-	-	-	-	-	-	0%
Capital Outlay												
Irrigation	-	-	-	-	-	-	-	-	-	-	-	-
Water-Sewer Combination	-	-	-	-	-	-	-	-	-	-	-	0%
Stormwater Management	-	-	-	-	-	-	-	-	-	-	-	0%
Landscaping	-	-	-	-	-	-	-	-	-	-	-	0%
Roadway Improvement	-	-	-	-	-	-	-	-	-	-	-	0%
Cost of Issuance												
Legal - Series 2023 Bonds	-	-	-	-	-	-	-	-	-	-	-	0%
Underwriter's Discount	-	-	-	-	-	-	-	-	-	-	-	0%
Operating Transfers Out (To Other Funds)	-	-	-	-	-	-	-	-	-	-	-	0%
Total Expenditures and Other Uses:	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	0%
Net Increase/ (Decrease) in Fund Balance	\$ 1,362	\$ 1,254	\$ 1,169	\$ 1,033	\$ 857	\$ 502	\$ 534	\$ 519	\$ 538	\$ 7,768	-	
Fund Balance - Beginning	\$ (406,887)	\$ (405,526)	\$ (404,272)	\$ (403,102)	\$ (402,069)	\$ (401,212)	\$ (400,710)	\$ (400,176)	\$ (399,657)	\$ (406,887)	\$ -	
Fund Balance - Ending	\$ (405,526)	\$ (404,272)	\$ (403,102)	\$ (402,069)	\$ (401,212)	\$ (400,710)	\$ (400,176)	\$ (399,657)	\$ (399,119)	\$ (399,119)	\$ -	

River Landing Community Development District
Capital Projects Fund - Series 2025
Statement of Revenues, Expenditures and Changes in Fund Balance
Through June 30, 2025

Description	March	April	May	June	Year to Date	Total Annual Budget	% of Budget
Revenue and Other Sources							
Carryforward	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	0%
Interest Income							
Construction Account	-	4,061	370	1	4,432	-	0%
Cost of Issuance	-	6	15	16	37	-	0%
Unamortized Premium/Discount on Bonds Payable	(2,490)	-	-	-	(2,490)	-	0%
Debt Proceeds	4,989,822	-	-	-	4,989,822	-	0%
Developer Contributions	-	-	-	-	-	-	0%
Operating Transfers In (From Other Funds)	-	-	-	-	-	-	0%
Total Revenue and Other Sources:	\$ 4,987,332	\$ 4,067	\$ 385	\$ 17	\$ 4,991,801	\$ -	0%
Expenditures and Other Uses							
Executive							
Professional Management	-	-	-	-	-	-	0%
Financial and Administrative							
Assessment Roll Services	-	-	-	-	-	-	0%
Other Contractual Services							
Trustee Services	-	-	-	-	-	-	0%
Other General Government Services							
Engineering Services	-	-	-	-	-	-	0%
Printing & Binding	-	-	-	-	-	-	0%
Capital Outlay							
Irrigation	-	-	-	-	-	-	0%
Water-Sewer Combination	-	1,971,029	-	-	1,971,029	-	0%
Stormwater Management	-	1,794,721	-	-	1,794,721	-	0%
Landscaping	-	-	-	-	-	-	0%
Roadway Improvement	-	1,003,634	-	-	1,003,634	-	0%
Cost of Issuance							
Dissemination Services	-	-	-	-	-	-	0%
District Management and A.M.	50,000	-	-	-	50,000	-	0%
Engineering Services	15,000	-	-	-	15,000	-	0%
Legal Services	149,250	-	-	-	149,250	-	0%
Printing & Binding	2,250	-	-	-	2,250	-	0%
Trustee Services	6,075	-	-	-	6,075	-	0%
Underwriter's Discount	104,900	-	-	-	104,900	-	0%
Operating Transfers Out (To Other Funds)	-	-	-	-	-	-	0%
Total Expenditures and Other Uses:	\$ 327,475	\$ 4,769,385	\$ -	\$ -	\$ 5,096,860	\$ -	0%
 Net Increase/ (Decrease) in Fund Balance	\$ 4,659,857	\$ (4,765,318)	\$ 385	\$ 17	\$ (105,059)	-	
Fund Balance - Beginning	\$ -	\$ 4,659,857	\$ (105,461)	\$ (105,076)	\$ -	\$ -	
Fund Balance - Ending	\$ 4,659,857	\$ (105,461)	\$ (105,076)	\$ (105,059)	\$ (105,059)	\$ -	