

RIVER LANDING COMMUNITY DEVELOPMENT DISTRICT



FINANCIAL STATEMENTS - SEPTEMBER 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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***The September 30, 2025 Financial Statements
are Subject to Audit.***

JPWard & Associates, LLC

2301 NORTHEAST 37 STREET
FORT LAUDERDALE,
FLORIDA 33308

River Landing Community Development District
Balance Sheet
for the Period Ending September 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	Series 2023A&B	Series 2025					
Assets													
Cash and Investments													
General Fund - Invested Cash	\$ 202,514	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 202,514
Debt Service Fund													
Interest Account	-	-	-	-	-	-	-	-	-	-	-	-	-
Sinking Account	-	-	-	-	-	-	-	-	-	-	-	-	-
Reserve Account	-	253,546	-	135,006	-	88,191	-	-	-	-	-	-	476,743
Revenue Account	-	277,529	-	155,997	-	1,076	-	-	-	-	-	-	434,602
Capitalized Interest	-	-	-	17	-	138,591	-	-	-	-	-	-	138,608
Prepayment Account	-	286	-	-	-	31,213	-	-	-	-	-	-	31,498
Construction Account	-	-	-	-	-	-	16,377	6,857	-	-	-	-	23,234
Cost of Issuance Account	-	-	-	-	-	-	-	-	-	-	-	-	-
Due from Other Funds													
General Fund	-	-	-	-	-	-	-	-	-	-	-	-	-
Debt Service Fund(s)	-	-	-	-	-	-	-	-	-	-	-	-	-
Accounts Receivable													
Assessments Receivable	-	-	-	-	-	-	-	-	-	-	-	-	-
Amount Available in Debt Service Funds	-	-	-	-	-	-	-	-	-	822,380	-	-	822,380
Amount to be Provided by Debt Service Funds	-	-	-	-	-	-	-	-	-	16,107,620	-	-	16,107,620
Investment in General Fixed Assets (net of depreciation)	-	-	-	-	-	-	-	-	-	-	11,263,440	-	11,263,440
Total Assets	\$ 202,514	\$ 531,360	\$ -	\$ 291,020	\$ -	\$ 259,070	\$ 16,377	\$ 6,857	\$ 16,930,000	\$ 11,263,440	\$ 29,500,639		

River Landing Community Development District
Balance Sheet
for the Period Ending September 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	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	-	35,621	(184,213)	49,887	(3,113,873)	259,070	9,376	(105,009)	-	-	-	(3,049,140)
Unassigned							-	-	-	-	-	
Beginning: October 1, 2024 (Unaudited)	209,295	-	-	-	-	-	-	-	-	-	-	209,295
Results from Current Operations	(6,781)	-	-	-	-	-	-	-	-	-	-	(6,781)
Total Fund Equity and Other Credits	\$ 202,514	\$ 531,360	\$ (0)	\$ 291,020	\$ (0)	\$ 259,070	\$ (397,511)	\$ (105,009)	\$ -	\$ 11,263,440	\$ 12,044,885	
Total Liabilities, Fund Equity and Other Credits	\$ 202,514	\$ 531,360	\$ (0)	\$ 291,020	\$ (0)	\$ 259,070	\$ 16,377	\$ 6,857	\$ 16,930,000	\$ 11,263,440	\$ 29,500,639	

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

Description	October	November	December	January	February	March	April	May	June	July	August	September	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															
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	3,667	3,667	3,667	44,000	44,000	100%
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	2,375	2,375	2,375	28,500	28,500	100%
Assessment Roll Services	2,375	2,375	2,375	2,375	2,375	2,375	2,375	2,375	2,375	2,375	2,375	2,375	28,500	28,500	100%
Arbitrage Rebate Services	-	-	-	-	-	500	-	-	-	-	-	-	500	1,000	50%
Other Contractual Services															
Legal Advertising	-	534	-	-	-	188	-	-	3,332	-	181	-	4,234	2,800	151%
Trustee Services	-	-	-	6,988	-	-	-	-	-	4,246	-	-	11,234	8,600	131%
Dissemination Agent Services	-	-	-	-	-	7,000	-	-	-	-	-	-	7,000	6,000	117%
Bond Amortization Schedules	-	1,000	-	-	-	-	-	-	-	-	-	-	1,000	-	0%
Property Appraiser Fees	-	-	-	-	-	150	-	-	-	161	-	-	311	150	207%
Bank Service Fees	-	-	-	-	-	-	-	-	-	-	-	-	-	100	0%
Communications & Freight Services															
Postage, Freight & Messenger	23	50	-	70	-	97	130	-	28	-	11	12	421	200	211%

Prepared by:
JPWARD and Associates, LLC

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

Description	October	November	December	January	February	March	April	May	June	July	August	September	Total Annual Budget		% of Budget	
													Year to Date	Budget		
Computer Services - Website Development	-	-	-	300	-	-	-	-	-	-	-	-	900	1,200	1,500	80%
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	110	300	482	8,961	10,000	90%	
Legal - 2020 Bonds	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	0%
Other General Government Services																
Engineering Services	-	-	226	-	720	4,183	1,588	-	788	2,356	4,428	2,070	16,357	5,000	327%	
Stormwater Needs Analysis	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	0%
Contingencies	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	0%
Other Current Charges	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	0%
Other Physical Environment																
Repairs and Maintenance																
Naturalized Area Maintenance	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	0%
Wetland Maitenance	-	-	-	-	-	-	-	-	53,300	-	3,700	16,400	73,400	100,000	73%	
Road & Street Facilities																
Capital Improvements	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	0%
Street Lights	-	-	-	-	-	-	11,925	-	-	-	1,028	2,108	15,062	-	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	15,290	18,064	30,389	268,333	258,443	104%
Total Expenditures and Other Uses:	\$ 21,461	\$ 10,176	\$ 9,055	\$ 30,741	\$ 9,637	\$ 20,528	\$ 27,983	\$ 8,417	\$ 66,594	\$ 15,290	\$ 18,064	\$ 30,389	\$ 268,333	\$ 258,443	104%	
Net Increase/ (Decrease) in Fund Balance	(20,254)	17,068	204,693	(25,814)	(5,665)	(18,509)	(23,040)	(7,810)	(63,707)	(15,290)	(18,064)	(30,389)	(6,781)	-		
Fund Balance - Beginning	209,295	189,041	206,109	410,802	384,988	379,323	360,814	337,774	329,964	266,257	250,967	232,903	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	\$ 250,967	\$ 232,903	\$ 202,514	\$ 202,514	\$ 209,295		

Prepared by:

JPWARD and Associates, LLC

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

Description	October	November	December	January	February	March	April	May	June	July	August	September	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	885	914	914	11,125	10,000	111%
Prepayment Account	-	-	-	-	-	-	-	-	-	-	-	-	-	-	0%
Revenue Account	1,000	981	311	1,189	2,026	1,869	2,103	2,079	950	935	987	993	15,421	7,600	203%
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	\$ 1,820	\$ 1,901	\$ 1,906	\$ 542,611	\$ 527,542	103%
Expenditures and Other Uses															
Debt Service															
Principal Debt Service - Mandatory															
Series 2020A	-	-	-	-	-	-	-	170,000	-	-	-	-	170,000	170,000	100%
Principal Debt Service - Early Redemptions															0%
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	1,820	1,901	1,906	35,621	20,154	
Fund Balance - Beginning	495,739	500,169	387,428	810,428	822,282	833,059	839,736	852,508	518,174	525,733	527,553	529,454	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	\$ 527,553	\$ 529,454	\$ 531,360	\$ 515,893		

Prepared by:
JPWARD and Associates, LLC

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

Description	October	November	December	January	February	March	April	May	June	July	August	September	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	

Prepared by:
JPWARD and Associates, LLC

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

Description	October	November	December	January	February	March	April	May	June	July	August	September	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	471	487	486	5,924	6,700	88%
Prepayment Account	-	-	-	-	-	-	-	-	-	-	-	-	-	-	0%
Revenue Account	29	458	66	391	702	663	748	737	372	364	382	383	5,293	2,900	183%
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	\$ 835	\$ 869	\$ 869	\$ 368,486	\$ 281,413	131%
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	471	487	486	51,346	-	0%
Total Expenditures and Other Uses:	\$ 558	\$ 106,669	\$ 504	\$ 502	\$ 45,909	\$ 440	\$ 487	\$ 161,597	\$ 487	\$ 471	\$ 487	\$ 486	\$ 318,598	\$ 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	364	382	383	49,887	14,160	
Fund Balance - Beginning	241,133	248,756	187,851	413,573	424,387	437,071	440,349	446,260	286,505	289,892	290,255	290,637	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	\$ 290,255	\$ 290,637	\$ 291,020	\$ 291,020	\$ 255,293	

Prepared by:
JPWARD and Associates, LLC

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

Description	October	November	December	January	February	March	April	May	June	July	August	September	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		

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JPWARD and Associates, LLC

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

Description	March	April	May	June	July	August	September	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	210	217	217	1,148	-	0%
Prepayment Account	-	-	-	-	-	-	-	-	-	0%
Revenue Account	-	-	-	-	1	2	2	5	-	0%
Capitalized Interest Account	-	146	398	338	327	339	340	1,888	-	0%
Special Assessments - Prepayments								-		
Special Assessments - On Roll	-	-	-	-	-	-	-	-	-	0%
Special Assessments - Off Roll	-	-	-	-	-	-	-	-	-	0%
Special Assessments - Prepayments	-	-	-	-	-	-	31,213	31,213	-	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	\$ 538	\$ 558	\$ 31,772	\$ 289,432	\$ -	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	538	558	31,772	259,070	-	
Fund Balance - Beginning	-	255,178	255,401	225,648	226,202	226,741	227,299	-	-	
Fund Balance - Ending	\$ 255,178	\$ 255,401	\$ 225,648	\$ 226,202	\$ 226,741	\$ 227,299	\$ 259,070	\$ 259,070	\$ -	

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JPWARD and Associates, LLC

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

Description	October	November	December	January	February	March	April	May	June	July	August	September	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	51	55	57	530	-	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	471	487	486	8,846	-	0%
Total Revenue and Other Sources:	\$ 1,362	\$ 1,254	\$ 1,169	\$ 1,033	\$ 857	\$ 502	\$ 534	\$ 519	\$ 538	\$ 523	\$ 542	\$ 543	\$ 9,376	\$ -	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	\$ 523	\$ 542	\$ 543	\$ 9,376	-	-
Fund Balance - Beginning	\$ (406,887)	\$ (405,526)	\$ (404,272)	\$ (403,102)	\$ (402,069)	\$ (401,212)	\$ (400,710)	\$ (400,176)	\$ (399,657)	\$ (399,119)	\$ (398,596)	\$ (398,054)	\$ (406,887)	\$ -	-
Fund Balance - Ending	\$ (405,526)	\$ (404,272)	\$ (403,102)	\$ (402,069)	\$ (401,212)	\$ (400,710)	\$ (400,176)	\$ (399,657)	\$ (399,119)	\$ (398,596)	\$ (398,054)	\$ (397,511)	\$ (397,511)	\$ -	-

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

Description	March	April	May	June	July	August	September	Year to Date	Total Annual Budget	% of Budget
Revenue and Other Sources										
Carryforward	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	0%
Interest Income										
Construction Account	-	4,061	370	1	1	1	1	4,435	-	0%
Cost of Issuance	-	6	15	16	15	16	16	84	-	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	\$ 16	\$ 17	\$ 17	\$ 4,991,850	\$ -	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										
Trustee Services	-	-	-	-	-	-	-	-	-	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	\$ 16	\$ 17	\$ 17	\$ (105,009)		
Fund Balance - Beginning										
Fund Balance - Ending	\$ 4,659,857	\$ (105,461)	\$ (105,076)	\$ (105,059)	\$ (105,043)	\$ (105,026)	\$ (105,009)	\$ (105,009)	\$ -	

Prepared by:

JPWARD and Associates, LLC