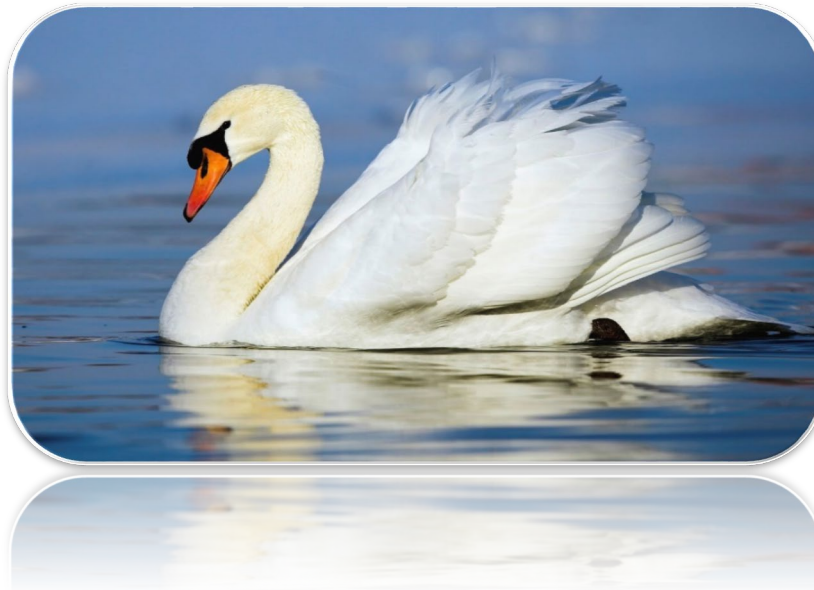


TIMBER CREEK SOUTHWEST COMMUNITY DEVELOPMENT DISTRICT



FINANCIAL STATEMENTS - AUGUST, 2020

FISCAL YEAR 2020

PREPARED BY:

JPWARD & ASSOCIATES, LLC, 2900 NORTHEAST 12TH TERRACE, SUITE 1, OAKLAND PARK, FL 33334

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Timber Creek Southwest Community Development District

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Timber Creek Southwest Community Development District
Balance Sheet
for the Period Ending August 31, 2020

Governmental Funds				Account Groups	Totals
	General Fund		General Long	(Memorandum	
			Term Debt	Only)	
Assets					
Cash and Investments					
General Fund - Invested Cash	\$	36,995	\$	-	\$ 36,995
Debt Service Fund					
Interest Account				\$	-
Sinking Account				\$	-
Reserve Account				\$	-
Revenue Account				\$	-
Capitalized Interest				\$	-
Prepayment Account				\$	-
Construction Account				\$	-
Cost of Issuance Account				\$	-
Due from Other Funds					
General Fund		-		-	-
Debt Service Fund(s)		-		-	-
Accounts Receivable		-		-	-
Assessments Receivable		-		-	-
Amount Available in Debt Service Funds		-		-	-
Amount to be Provided by Debt Service Funds		-		-	-
Total Assets	\$	36,995	\$	-	\$ 36,995

Timber Creek Southwest Community Development District
Balance Sheet
for the Period Ending August 31, 2020

Governmental Funds			
		Account Groups	Totals
	General Fund	General Long Term Debt	(Memorandum Only)
Liabilities			
Accounts Payable & Payroll Liabilities	\$ -	\$ -	\$ -
Due to Fiscal Agent			
Due to Other Funds	-		-
General Fund	-	-	-
Debt Service Fund(s)	-	-	-
Bonds Payable			
Current Portion			
Long Term			
Series 2019		\$0	-
Total Liabilities	<u>\$ -</u>	<u>\$ -</u>	<u>\$ -</u>
Fund Equity and Other Credits			
Investment in General Fixed Assets	-	-	-
Fund Balance			
Restricted			
Beginning: October 1, 2019 (Unaudited)	-	-	-
Results from Current Operations	-	-	-
Unassigned			
Beginning: October 1, 2019 (Unaudited)	-	-	-
Results from Current Operations	36,995	-	36,995
Total Fund Equity and Other Credits	<u>\$ 36,995</u>	<u>\$ -</u>	<u>\$ 36,995</u>
Total Liabilities, Fund Equity and Other Credits	<u>\$ 36,995</u>	<u>\$ -</u>	<u>\$ 36,995</u>

Timber Creek Southwest Community Development District
General Fund
Statement of Revenues, Expenditures and Changes in Fund Balance
Through August 31, 2020

Description	January	February	March	April	May	June	July	August	Year to Date	Total Annual Budget	% of Budget
Revenue and Other Sources											
Carryforward	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	-	\$ -	N/A
Interest											
Interest - General Checking	0	1	1	0	1	0	0	0	4	-	N/A
Special Assessment Revenue											
Special Assessments - On-Roll	-	-	-	-	-	-	-	-	-	-	N/A
Special Assessments - Off-Roll	-	-	-	-	-	-	-	-	-	-	N/A
Developer Contribution	30,000			28,600	-	-	-	28,600	87,200	-	N/A
Intragovernmental Transfer In	-	-	-	-	-	-	-	-	-	-	N/A
Total Revenue and Other Sources:	\$ 30,000	\$ 1	\$ 1	\$ 28,600	\$ 1	\$ 0	\$ 0	\$ 28,600	87,204	\$ -	N/A
Expenditures and Other Uses											
Executive											
Professional Management	-	-	-	13,333	6,667	3,333	3,333	3,333	30,000	-	N/A
Financial and Administrative											
Audit Services	-	-	-	-	-	-	-	-	-	-	N/A
Accounting Services	-	-	-	2,667	1,333	667	667	667	6,000	-	N/A
Assessment Roll Services	-	-	-	-	-	-	-	-	-	-	N/A
Arbitrage Rebate Services	-	-	-	-	-	-	-	-	-	-	N/A
Other Contractual Services											
Legal Advertising	745	2,094	-	-	-	-	-	-	2,839	-	N/A
Trustee Services	-	-	-	-	-	-	-	-	-	-	N/A
Dissemination Agent Services	-	-	-	-	-	-	-	-	-	-	N/A
Property Appraiser Fees	-	-	-	-	-	-	-	-	-	-	N/A
Bank Service Fees	-	27	26	25	27	25	26	26	181	-	N/A
Communications & Freight Services											
Postage, Freight & Messenger	-	24	-	-	10	36	33	-	103	-	N/A
Computer Services - Website Development	1,220	-	-	-	-	-	-	700	1,920	-	N/A
Insurance	4,726	-	-	-	-	-	-	-	4,726	-	N/A

Timber Creek Southwest Community Development District
General Fund
Statement of Revenues, Expenditures and Changes in Fund Balance
Through August 31, 2020

Description	January	February	March	April	May	June	July	August	Year to Date	Total Annual Budget	% of Budget
Printing & Binding	536		-	-	-	840	-	-	1,377	-	N/A
Subscription & Memberships	-	-	-	-	-	-	-	-	-	-	N/A
Legal Services											
Legal - General Counsel	783	-	-	1,563	-	455	-	263	3,064	-	N/A
Legal -	-	-	-	-	-	-	-	-	-	-	N/A
Other General Government Services											
Engineering Services	-	-	-	-	-	-	-	-	-	-	N/A
Contingencies	-	-	-	-	-	-	-	-	-	-	N/A
Other Current Charges	-	-	-	-	-	-	-	-	-	-	N/A
Other Fees and Charges	-	-	-	-	-	-	-	-	-	-	N/A
Discounts/Collection Fees				-	-	-	-	-	-	-	
Sub-Total:	8,010	2,145	26	17,588	8,037	5,357	4,059	4,988	50,209	-	N/A
Total Expenditures and Other Uses:	\$ 8,010	\$ 2,145	\$ 26	\$ 17,588	\$ 8,037	\$ 5,357	\$ 4,059	\$ 4,988	\$ 50,209	\$ -	N/A
Net Increase/ (Decrease) in Fund Balance	21,990	(2,144)	(25)	11,012	(8,036)	(5,357)	(4,059)	23,612	36,995	-	
Fund Balance - Beginning	-	21,990	19,847	19,822	30,834	22,798	17,442	13,383	-	-	
Fund Balance - Ending	\$ 21,990	\$ 19,847	\$ 19,822	\$ 30,834	\$ 22,798	\$ 17,442	\$ 13,383	\$ 36,995	36,995	\$ -	