

**TOWN & RIVER CIVIC ASSOCIATION, INC.**  
Fort Myers, FL

FINANCIAL STATEMENTS  
-INCOME TAX BASIS  
and  
ACCOUNTANTS' DISCLAIMER

December 31, 2021

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## ACCOUNTANTS' DISCLAIMER

The accompanying financial statements of TOWN & RIVER CIVIC ASSOCIATION, INC. as of and for the period ended December 31, 2021 were not subjected to an audit, review, or compilation engagement by us and, accordingly, we do not express an opinion, a conclusion, nor provide any assurance on them.

C. BUDDE CPA, P.L.  
Fort Myers, Florida  
January 10, 2022

**Town & River Civic Association, Inc.**  
**Assets, Liabilities, and Equity - income tax basis**  
As of December 31, 2021

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|                                       | Dec 31, 21       |
|---------------------------------------|------------------|
| <b>ASSETS</b>                         |                  |
| Current Assets                        |                  |
| Checking/Savings                      |                  |
| First Citizens Bank 2580              | 6,656.13         |
| First Citizens Bank - MMS             | 70,891.76        |
| PayPal Account                        | 1,088.63         |
| Total Checking/Savings                | 78,636.52        |
| Accounts Receivable                   |                  |
| Accounts Receivable                   | 5,000.61         |
| Total Accounts Receivable             | 5,000.61         |
| Other Current Assets                  |                  |
| Prepaid, Lake Expense                 | 315.63           |
| Prepaid, Other Expense                | 1,110.94         |
| Total Other Current Assets            | 1,426.57         |
| Total Current Assets                  | 85,063.70        |
| <b>TOTAL ASSETS</b>                   | <b>85,063.70</b> |
| <b>LIABILITIES &amp; EQUITY</b>       |                  |
| Liabilities                           |                  |
| Current Liabilities                   |                  |
| Other Current Liabilities             |                  |
| Annual Dues, Advanced                 | 120.00           |
| Total Other Current Liabilities       | 120.00           |
| Total Current Liabilities             | 120.00           |
| Total Liabilities                     | 120.00           |
| Equity                                |                  |
| Prior Year Fund Balance               | 56,180.89        |
| Retained Earnings                     | 17,433.70        |
| Net Income                            | 11,329.11        |
| Total Equity                          | 84,943.70        |
| <b>TOTAL LIABILITIES &amp; EQUITY</b> | <b>85,063.70</b> |

**Town & River Civic Association, Inc.**  
**Statement of Revenue and Expense - income tax basis**  
**December 2021**

|                             | Dec 21    | Jan - Dec 21 |
|-----------------------------|-----------|--------------|
| Ordinary Income/Expense     |           |              |
| Income                      |           |              |
| Income - Mandatory          | 0.00      | 10,560.00    |
| Income -Voluntary           | 0.00      | 26,880.00    |
| Total Income                | 0.00      | 37,440.00    |
| Estoppel Preparation Income | 250.00    | 1,600.00     |
| Interest Income             | 14.52     | 21.88        |
| Paypal Cash Back Bonus      | 0.00      | 0.72         |
| Legal Fee Income            | 2,813.00  | 2,813.00     |
| Total Income                | 3,077.52  | 41,875.60    |
| Expense                     |           |              |
| Accounting fees             | 315.00    | 4,230.00     |
| Bank Fees                   | 35.00     | 330.00       |
| Corp Insurance              | 865.99    | 3,439.59     |
| Email Service               | 0.00      | 972.00       |
| Legal Expense               |           |              |
| Lein / Collection           | 0.00      | 2,813.00     |
| Legal Expense - Other       | 3,533.75  | 8,571.25     |
| Total Legal Expense         | 3,533.75  | 11,384.25    |
| Meeting Rooms               | 0.00      | 1,412.32     |
| Newspaper Postage           | 143.02    | 1,678.36     |
| Office Expense              | 0.22      | 72.22        |
| PayPal Fees                 | 0.00      | 40.09        |
| Postage Expense             | 0.00      | 328.07       |
| Mailing                     | 0.00      | 712.82       |
| Printing & Postage          | 0.00      | 2,441.97     |
| State Fee                   | 0.00      | 61.25        |
| Secretary Expense           | 0.00      | 1,260.00     |
| Storage Expense             | 119.79    | 1,437.48     |
| Utilities                   | 45.58     | 546.07       |
| Website Maintenance         | 0.00      | 200.00       |
| Total Expense               | 5,058.35  | 30,546.49    |
| Net Ordinary Income         | -1,980.83 | 11,329.11    |
| Net Income                  | -1,980.83 | 11,329.11    |