

**CATAWBA REGIONAL DEVELOPMENT CORPORATION**  
**CONSOLIDATED BALANCE SHEET**  
**UNAUDITED**  
**December 31, 2020**

**ASSETS**

	<u>RDC</u>	<u>IRP</u>	<u>CDFI</u>	<u>NIP</u>	<u>LSCOG</u>	<u>CONSOLIDATED</u>
<b>Current Assets</b>						
Cash - Checking	\$ 46,795	\$ 259,040	\$ 21,597	\$ 279,159	\$ 337,423	\$ 944,014
Cash - Savings	95,625	465,935			506,054	1,067,614
Cash in Escrow - Maintenance	30,200					30,200
Prepaid Expenses	6,010					6,010
Due from NIP	125,972					125,972
Accounts Receivable	-					-
Neighborhood Improvement Inventory				555,200		555,200
Accrued Interest Income						-
<b>Total Current Assets</b>	<b>304,602</b>	<b>724,975</b>	<b>21,597</b>	<b>834,359</b>	<b>843,477</b>	<b>2,729,010</b>
<b>Borrowers Funds</b>						
Borrowers' Cash Escrows						-
Notes/Loans Receivable	66,566	255,812	13,894		236,000	572,272
<b>Total Borrowers Funds</b>	<b>66,566</b>	<b>255,812</b>	<b>13,894</b>		<b>236,000</b>	<b>572,272</b>
<b>Fixed Assets</b>						
Building	1,071,595					1,071,595
Land	42,500					42,500
Landscaping	6,725					6,725
Leasehold Improvements	18,201					18,201
Less: Accum. Depreciation	(631,614)					(631,614)
<b>Total Fixed Assets</b>	<b>507,407</b>					<b>507,407</b>
<b>TOTAL ASSETS</b>	<b>\$ 878,574</b>	<b>\$ 980,787</b>	<b>\$ 35,491</b>	<b>\$ 834,359</b>	<b>\$ 1,079,478</b>	<b>\$ 3,808,689</b>

**LIABILITIES**

	<u>RDC</u>	<u>IRP</u>	<u>CDFI</u>	<u>NIP</u>	<u>LSCOG</u>	<u>CONSOLIDATED</u>
<b>Current Liabilities</b>						
Accounts Payable	\$ 165			\$ 1,620		\$ 1,785
Acc. Int. Payable Loans		3,663				3,663
Deferred Income/Option Deposit	10			100,477		100,487
Due to Other Funds	37,302	9,010	1,743	122,517	8,161	178,733
Unearned Commitment Fees	7,150					7,150
<b>Total Current Liabilities</b>	<b>44,627</b>	<b>12,673</b>	<b>1,743</b>	<b>224,614</b>	<b>8,161</b>	<b>291,818</b>
<b>Long-Term Liabilities</b>						
Loans Payable - Robbins	92,330					92,330
Loans Payable - Rural Dev.		724,101				724,101
Loan Loss Reserve	35,000	51,505	1,250			87,755
<b>Total Long-Term Liabilities</b>	<b>127,330</b>	<b>775,606</b>	<b>1,250</b>			<b>904,186</b>
<b>TOTAL LIABILITIES</b>	<b>171,957</b>	<b>788,280</b>	<b>2,993</b>	<b>224,614</b>	<b>8,161</b>	<b>1,196,004</b>

**NET POSITION**

Net Investments in Capital Assets	415,077					415,077
Restricted by Board					1,071,317	1,071,317
Unrestricted	291,540	192,507	32,499	609,746		1,126,292
<b>Total Net Position</b>	<b>706,617</b>	<b>192,507</b>	<b>32,499</b>	<b>609,746</b>	<b>1,071,317</b>	<b>2,612,686</b>
<b>TOTAL LIAB. &amp; NET POSITION</b>	<b>\$ 878,574</b>	<b>\$ 980,787</b>	<b>\$ 35,491</b>	<b>\$ 834,359</b>	<b>\$ 1,079,478</b>	<b>\$ 3,808,689</b>

**CATAWBA REGIONAL DEVELOPMENT CORPORATION**  
**CONSOLIDATED INCOME AND EXPENSE STATEMENT**  
**UNAUDITED**  
**December 31, 2020**

	<u>RDC</u>	<u>IRP</u>	<u>CDFI</u>	<u>NIP</u>	<u>LSCOG</u>	<u>CONSOLIDATED</u>
<b>REVENUE</b>						
Commitment Fees						-
Loan Origination Fees	27,135					27,135
Monthly Processing Fees	27,692					27,692
Interest Income on Loans	1,184	6,254	296		982	8,716
Interest Earnings	802	3,726	7		3,926	8,461
Loan Late Fees	458	278				736
Rental Income	21,667					21,667
Proceeds from Sale of Property				174,500		174,500
Total Revenue	<u>78,938</u>	<u>10,258</u>	<u>303</u>	<u>174,500</u>	<u>4,908</u>	<u>268,907</u>
<b>OPERATING EXPENSES</b>						
Personnel	40,939	8,449	1,749		6,303	57,440
Supplies	172	200	61			433
Postage	274					274
Miscellaneous	311					311
Insurance	4,304					4,304
Professional Services	5,467			29,337		34,804
Interest on Loans	1,570					1,570
Travel	61					61
Memberships, Dues, Publications	1,007	785				1,792
Depreciation	13,808					13,808
Utilities	6,572					6,572
Grounds Maintenance	4,278					4,278
Other Building Expenses	7,444					7,444
Lot Maintenance Expense				12,430		12,430
Indirect Operating Expenses	16,890	3,468	705		2,534	23,597
Lot Inventory Reduction (Cost)				138,900		138,900
	<u>103,097</u>	<u>12,902</u>	<u>2,515</u>	<u>180,667</u>	<u>8,837</u>	<u>308,018</u>
Net Operating Income (Loss)	<u>\$ (24,158)</u>	<u>\$ (2,644)</u>	<u>\$ (2,212)</u>	<u>\$ (6,167)</u>	<u>\$ (3,929)</u>	<u>\$ (39,110)</u>