

CATAWBA REGIONAL DEVELOPMENT CORPORATION
CONSOLIDATED BALANCE SHEET
UNAUDITED
October 31, 2025

ASSETS

	<u>RDC/SBA</u>	<u>IRP</u>	<u>NIP</u>	<u>LSCOG</u>	<u>CONSOLIDATED</u>
Current Assets					
Cash - Checking	314,816	471,790	19,914	35,313	841,833
Cash - Savings	104,492	-	499,311	329,095	932,898
Cash in Escrow - Maintenance	30,200	-	-	-	30,200
Prepaid Expenses	6,661	-	-	-	6,661
Accounts Receivable	2,200	-	-	24,495	26,695
Lease Receivable	266,216	-	-	-	266,216
Neighborhood Improvement Inventory	-	-	36,000	-	36,000
Total Current Assets	<u>724,585</u>	<u>471,790</u>	<u>555,225</u>	<u>388,903</u>	<u>2,140,503</u>
Borrowers Funds					
Notes/Loans Receivable	<u>365,269</u>	<u>186,613</u>	<u>-</u>	<u>716,268</u>	<u>1,268,150</u>
Total Borrowers Funds	365,269	186,613		716,268	1,268,150
Fixed Assets					
Building	882,482	-	-	-	882,482
Land	42,500	-	-	-	42,500
Landscaping	6,725	-	-	-	6,725
Leasehold Improvements	85,077	-	-	-	85,077
Less: Accum. Depreciation	<u>(653,812)</u>	<u>-</u>	<u>-</u>	<u>-</u>	<u>(653,812)</u>
Total Fixed Assets	<u>362,972</u>	<u>-</u>	<u>-</u>	<u>-</u>	<u>362,972</u>
TOTAL ASSETS	<u>\$ 1,452,826</u>	<u>\$ 658,403</u>	<u>\$ 555,225</u>	<u>\$ 1,105,171</u>	<u>\$ 3,771,625</u>

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LIABILITIES

Current Liabilities

Accounts Payable	50	-	-	-	50
Acc. Int. Payable Loans	-	-	-	-	-
Security Option - Rental	10,000	-	-	-	10,000
Due to Other Funds	7,542	2,389	-	761	10,692
Unearned Commitment Fees	2,500	-	-	-	2,500

Total Current Liabilities	20,092	2,389	-	761	23,242
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Long-Term Liabilities

Option Deposit	-	-	-	-	-
Loans Payable - Rural Dev.	-	406,934	-	-	406,934
Loan Loss Reserve	10,000	40,505	-	-	50,505

Total Long-Term Liabilities	10,000	447,439	-	-	457,439
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Lease Liability	247,379				247,379
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TOTAL LIABILITIES	277,471	449,828	-	761	728,060
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CHANGE IN NET POSITION

Net Investments in Capital Assets	362,972	-	-	-	362,972
Restricted by Board	-	-	-	1,038,170	1,038,170
Unrestricted	812,534	205,847	567,049	60,194	1,645,624

Current revenues over expenses	(151)	2,728	(11,824)	6,046	(3,201)
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Total Net Position	1,175,355	208,575	555,225	1,104,410	3,043,565
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TOTAL LIABILITIES & NET POSITION	\$ 1,452,826	\$ 658,403	\$ 555,225	\$ 1,105,171	\$ 3,771,625
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CATAWBA REGIONAL DEVELOPMENT CORPORATION
CONSOLIDATED INCOME AND EXPENSE STATEMENT
UNAUDITED
October 31, 2025

	RDC 9/30/2025	IRP 9/30/2025	NIP 9/30/2025	LSCOG 9/30/2025	TOTAL 9/30/2025	BUDGET 6/30/2026	% 100.00%
OPERATING REVENUE							
Commitment Fees	-	-	-	-	-	5,000	-
Loan Origination Fees	-	-	-	-	-	40,000	-
Monthly Processing Fees	12,215	-	-	-	12,215	40,000	31
Interest Income on Loans	7,710	3,995	-	5,194	16,899	39,250	43
Interest Earnings	1,399	4,987	5,125	2,083	13,594	86,000	16
NIP Lot Sales	-	-	-	-	-	12,000	-
Accrued Interest Income	-	-	-	5,610	5,610	10,000	-
Lease Revenue	-	-	-	-	-	-	#DIV/0!
Administrative Fees/Miscellaneous	-	-	-	-	-	150	-
Rental Income	34,775	-	-	-	34,775	95,000	37
Total Operating Revenue	56,099	8,982	5,125	12,887	83,093	327,400	25
OPERATING EXPENSES							
Personnel	22,696	4,586	1,949	1,425	30,656	143,000	21
Supplies	50	-	-	-	50	375	13
Miscellaneous	100	-	-	-	100	100	100
Insurance	4,262	-	-	-	4,262	12,450	34
Professional Services	6,955	-	15,000	4,743	26,698	42,000	64
Interest on Loans	-	-	-	-	-	6,500	-
Travel	108	35	-	-	143	4,600	3
Employee Training	-	-	-	-	-	1,500	-
Memberships, Dues, Publications	1,532	242	-	242	2,016	5,900	34
Administrative/Filing Fees	10	-	-	-	10	170	6
Depreciation	8,115	-	-	-	8,115	-	#DIV/0!
Utilities	2,042	-	-	-	2,042	5,500	37
Grounds Maintenance	1,977	-	-	-	1,977	5,000	40
Other Building Expenses	1,437	-	-	-	1,437	20,000	7
Indirect Operating Expenses	6,966	1,391	-	431	8,788	56,500	16
Lot Inventory Reduction (Cost)	-	-	-	-	-	27,200	-
Total Operating Expenses	56,250	6,254	16,949	6,841	86,294	330,795	26
Total Operating Income	(151)	2,728	(11,824)	6,046	(3,201)	(3,395)	
OTHER REVENUES AND EXPENSES							
Lot Inventory Reduction (Non Cash Expense)	-	-	-	-	-	27,200	
	-	-	-	-	-	-	
Total Revenues Over Expenses	\$ (151)	\$ 2,728	\$ (11,824)	\$ 6,046	\$ (3,201)	\$ 23,805	