

COMPILED FINANCIAL STATEMENTS  
OF  
COLUMBIA COMMUNITY LAND TRUST

APRIL 30, 2022

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BEARD-BOEHMER & ASSOCIATES, PC  
CERTIFIED PUBLIC ACCOUNTANTS  
COLUMBIA, MISSOUR

May 11, 2022

ACCOUNTANTS' COMPILATION REPORT

To the Board of Directors of  
Columbia Community Land Trust

Management is responsible for the accompanying financial statements of Columbia Community Land Trust (a nonprofit organization), which comprise the statement of financial position as of April 30, 2022 and 2021 and the related statement of activities for the month and four months then ended. We have performed a compilation engagement in accordance with Statements on Standards for Accounting and Review Services promulgated by the Accounting and Review Services Committee of the AICPA. We did not audit or review the financial statements nor were we required to perform any procedures to verify the accuracy or completeness of the information provided by management. Accordingly, we do not express an opinion, a conclusion, nor provide any form of assurance on these financial statements.

Management has elected to omit substantially all disclosures and the statement of cash flows required by accounting principles generally accepted in the United States of America. If the omitted disclosures and the statement of cash flows were included in the financial statements, they might influence the user's conclusions about the Organization's financial position, changes in net assets, and cash flows. Accordingly, the financial statements are not designed for those who are not informed about such matters.

We are not independent with respect to Columbia Community Land Trust.

*Beard-Boehmer & Associates, PC*

Beard-Boehmer & Associates, PC  
Columbia, MO

**Columbia Community Land Trust**  
**Statement of Financial Position**  
As of April 30, 2022

	Total	
	As of Apr 30, 2022	As of Apr 30, 2021 (PY)
<b>ASSETS</b>		
<b>Current Assets</b>		
<b>Bank Accounts</b>		
First Mid Bank & Trust	108,849.24	72,756.63
First Mid Bank & Trust - Ground Lease Fees	17,656.77	11,011.63
<b>Total Bank Accounts</b>	<b>\$ 126,506.01</b>	<b>\$ 83,768.26</b>
<b>Accounts Receivable</b>		
Accounts Receivable (A/R)	560.00	320.00
<b>Total Accounts Receivable</b>	<b>\$ 560.00</b>	<b>\$ 320.00</b>
<b>Other Current Assets</b>		
Prepaid Insurance	1,884.93	1,884.93
Undeposited Funds	40.00	40.00
<b>Total Other Current Assets</b>	<b>\$ 1,924.93</b>	<b>\$ 1,924.93</b>
<b>Total Current Assets</b>	<b>\$ 128,990.94</b>	<b>\$ 86,013.19</b>
<b>Fixed Assets</b>		
Land Purchases	294,997.58	264,997.58
<b>Total Fixed Assets</b>	<b>\$ 294,997.58</b>	<b>\$ 264,997.58</b>
<b>Other Assets</b>		
Construction in Process	0.00	525,988.35
<b>Total Other Assets</b>	<b>\$ 0.00</b>	<b>\$ 525,988.35</b>
<b>TOTAL ASSETS</b>	<b>\$ 423,988.52</b>	<b>\$ 876,999.12</b>
<b>LIABILITIES AND EQUITY</b>		
<b>Liabilities</b>		
<b>Current Liabilities</b>		
<b>Accounts Payable</b>		
Accounts Payable (A/P)	-1.75	-1.75
<b>Total Accounts Payable</b>	<b>-\$ 1.75</b>	<b>-\$ 1.75</b>
<b>Total Current Liabilities</b>	<b>-\$ 1.75</b>	<b>-\$ 1.75</b>
<b>Long-Term Liabilities</b>		
Notes Payable - Central Bank	0.00	113,123.87
Notes Payable - Providence Bank	0.00	0.00
NP - Providence 82067	0.00	31,636.48
NP - Providence 82068	0.00	46,265.67
NP - Providence 82069	0.00	34,172.01
NP - Providence 82070	0.00	47,179.90
NP - Providence 82071	0.00	25,402.30
<b>Total Notes Payable - Providence Bank</b>	<b>\$ 0.00</b>	<b>\$ 184,656.36</b>
<b>Total Long-Term Liabilities</b>	<b>\$ 0.00</b>	<b>\$ 297,780.23</b>
<b>Total Liabilities</b>	<b>-\$ 1.75</b>	<b>\$ 297,778.48</b>
<b>Equity</b>		
Net Assets - With Donor Restrictions	294,998.00	264,998.00
Net Assets - Without Restrictions	208,043.48	167,115.48
Net Revenue	-79,051.21	147,107.16
<b>Total Equity</b>	<b>\$ 423,990.27</b>	<b>\$ 579,220.64</b>
<b>TOTAL LIABILITIES AND EQUITY</b>	<b>\$ 423,988.52</b>	<b>\$ 876,999.12</b>

**Note**

See Accountants' Compilation Report

**Columbia Community Land Trust**  
**Statement of Activities**  
April 2022

	Total		
	Apr 2022	Jan - Apr, 2022 (YTD)	Jan - Apr, 2021 (PY YTD)
<b>Revenue</b>			
Discounts/Refunds Given			336.00
Donations			1,669.05
Donations - InKind	4,548.58	18,194.32	18,194.32
Government Grants			148,072.95
Ground Lease Fees	720.00	2,840.00	1,520.00
Home sales proceeds		135,000.00	
Services			339.55
<b>Total Revenue</b>	<b>\$ 5,268.58</b>	<b>\$ 156,034.32</b>	<b>\$ 170,131.87</b>
<b>Cost of Goods Sold</b>			
Cost of Homes Sold		162,378.34	55.86
Lease Subsidy		27,000.00	
Settlement and Commission Charges		7,543.00	
<b>Total Cost of Goods Sold</b>	<b>\$ 0.00</b>	<b>\$ 196,921.34</b>	<b>\$ 55.86</b>
<b>Gross Profit</b>	<b>\$ 5,268.58</b>	<b>-\$ 40,887.02</b>	<b>\$ 170,076.01</b>
<b>Expenditures</b>			
Advertising & Marketing		142.44	349.95
Insurance	1,099.00	1,297.00	96.00
Interest Expense		605.99	97.41
Membership Dues & subscriptions			400.00
Office Supplies & Software			7.00
<b>Professional Services</b>			
Accounting fees		310.00	620.00
Legal Fees	322.00	2,553.00	874.00
Professional Fees		15,000.00	425.00
<b>Total Professional Services</b>	<b>\$ 322.00</b>	<b>\$ 17,863.00</b>	<b>\$ 1,919.00</b>
QuickBooks Payments Fees	14.90	62.02	24.37
Repairs & Maintenance		63.56	1,950.00
Salaries - Inkind	4,548.58	18,194.32	18,194.32
Utilities	-64.14	-64.14	
<b>Total Expenditures</b>	<b>\$ 5,920.34</b>	<b>\$ 38,164.19</b>	<b>\$ 23,038.05</b>
<b>Net Operating Revenue</b>	<b>-\$ 651.76</b>	<b>-\$ 79,051.21</b>	<b>\$ 147,037.96</b>
<b>Other Revenue</b>			
Other Investment Revenue			69.20
<b>Total Other Revenue</b>	<b>\$ 0.00</b>	<b>\$ 0.00</b>	<b>\$ 69.20</b>
<b>Net Other Revenue</b>	<b>\$ 0.00</b>	<b>\$ 0.00</b>	<b>\$ 69.20</b>
<b>Net Revenue</b>	<b>-\$ 651.76</b>	<b>-\$ 79,051.21</b>	<b>\$ 147,107.16</b>

**Note**

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