

**STATE OF CALIFORNIA**

**MELLO-ROOS COMMUNITY FACILITIES DISTRICT (CFD)  
YEARLY FISCAL STATUS REPORT**

Submitted:  
Thursday, October 28, 2021  
11:32:19AM  
CDIAC #: 2007-0579

California Debt and Investment Advisory Commission  
915 Capitol Mall, Room 400, Sacramento, CA 95814  
P.O. Box 942809, Sacramento, CA 94209-0001  
(916) 653-3269 Fax (916) 654-7440

For Office Use Only
Fiscal Year _____

**I. GENERAL INFORMATION**

A. Issuer ABAG Finance Authority for Nonprofit Corporations CFD No 2004-2

B. Project Name Windemere Ranch Series A

C. Name/ Title/ Series of Bond Issue 2007 Special Tax Ref Bonds

D. Date of Bond Issue 6/8/2007

E. Original Principal Amount of Bonds \$30,235,000.00

F. Reserve Fund Minimum Balance Required Yes  Amount \$0.00 No

**II. FUND BALANCE FISCAL STATUS**

Balances Reported as of: 6/30/2021

A. Principal Amount of Bonds Outstanding \$19,959,079.48

B. Bond Reserve Fund \$482,964.58

C. Capitalized Interest Fund \$0.00

D. Construction Fund(s) \$0.00

**III. ASSESSED VALUE OF ALL PARCELS IN CFD SUBJECT TO SPECIAL TAX**

A. Assessed or Appraised Value Reported as of: 1/1/2021

From Equalized Tax Roll

From Appraisal of Property  
*(Use only in first year or before annual tax roll billing commences)*

B. Total Assessed Value of All Parcels \$3,041,841,873.00

**IV. TAX COLLECTION INFORMATION**

A. Total Amount of Special Taxes Due Annually \$1,711,712.30

B. Total Amount of Unpaid Special Taxes Annually \$2,252.73

C. Does this agency participate in the County's Teeter Plan? Y

**V. DELINQUENT REPORTING INFORMATION**

Delinquent Parcel Information Reported as of Equalized Tax Roll of: 6/30/2021

A. Total Number of Delinquent Parcels: 8

B. Total Amount of Taxes Due on Delinquent Parcels: \$3,511.30  
*(Do not include penalties, penalty interest, etc.)*

**VI. FORECLOSURE INFORMATION FOR FISCAL YEAR**

*(Aggregate totals, if foreclosure commenced on same date)* (Attach additional sheets if necessary.)

Date Foreclosure Commenced	Total Number of Foreclosure Parcels	Total Amount of Tax Due on Foreclosure Parcels
		\$0.00
		\$0.00
		\$0.00
		\$0.00
		\$0.00

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**VII. ISSUE RETIRED**

This issue is retired and no longer subject to the Yearly Fiscal Status report filing requirements.  
(Indicate reason for retirement)

Matured  Redeemed Entirely  Other

If Matured, indicate final maturity date:

If Redeemed Entirely, state refunding bond title & CDIAC #:

and redemption date:

If Other:

and date:

**VIII. NAME OF PARTY COMPLETING THIS FORM**

Name	Kristin Harvey	
Title	District Administrator	
Firm/ Agency	NBS	
Address	32605 Temecula Parkway Suite 100	
City/ State/ Zip	Temecula, CA 92592	
Phone Number	(800) 676-7516	Date of Report 10/28/2021
E-Mail	customercare@nbsgov.com	

**IX. ADDITIONAL COMMENTS:**

LOB hold reserve fund balances, but the reserve requirement is at the authority level on the revenue bonds  
The Delinquency Detail Report includes all special taxes levied for the CFD 2004-2 which is security for multiple bond  
issues.