

**THE COMMUNITY FOUNDATION
FOR NORTHEAST FLORIDA, INC.**

FINANCIAL STATEMENTS

DECEMBER 31, 2025 AND 2024

THE COMMUNITY FOUNDATION FOR NORTHEAST FLORIDA, INC.

TABLE OF CONTENTS

Independent Auditor’s Report1

Financial Statements:

 Statements of Financial Position3

 Statements of Activities.....4

 Statements of Functional Expenses.....6

 Statements of Cash Flows7

 Notes to Financial Statements.....8



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INDEPENDENT AUDITOR'S REPORT

To the Board of Directors
The Community Foundation for Northeast Florida, Inc.

Opinion

We have audited the accompanying financial statements of The Community Foundation for Northeast Florida, Inc. (a nonprofit organization), which comprise the statements of financial position as of December 31, 2025 and 2024, and the related statements of activities, functional expenses, and cash flows for the years then ended, and the related notes to the financial statements.

In our opinion, the financial statements referred to above present fairly, in all material respects, the financial position of The Community Foundation for Northeast Florida, Inc. as of December 31, 2025 and 2024, and the changes in its net assets and its cash flows for the years then ended in accordance with accounting principles generally accepted in the United States of America.

Basis for Opinion

We conducted our audits in accordance with auditing standards generally accepted in the United States of America. Our responsibilities under those standards are further described in the Auditor's Responsibilities for the Audit of Financial Statements section of our report. We are required to be independent of The Community Foundation for Northeast Florida, Inc. and to meet our other ethical responsibilities in accordance with the relevant ethical requirements relating to our audits. We believe that the audit evidence we have obtained is sufficient and appropriate to provide a basis for our audit opinion.

Responsibilities of Management for the Financial Statements

Management is responsible for the preparation and fair presentation of the financial statements in accordance with accounting principles generally accepted in the United States of America, and for the design, implementation, and maintenance of internal control relevant to the preparation and fair presentation of financial statements that are free from material misstatement, whether due to fraud or error.

In preparing the financial statements, management is required to evaluate whether there are conditions or events, considered in the aggregate, that raise substantial doubt about The Community

Foundation for Northeast Florida, Inc.'s ability to continue as a going concern within one year after the date the financial statements are available to be issued.

Auditor's Responsibilities for the Audit of the Financial Statements

Our objectives are to obtain reasonable assurance about whether the financial statements as a whole are free from material misstatement, whether due to fraud or error, and to issue an auditor's report that includes our opinion. Reasonable assurance is a high level of assurance but is not absolute assurance and therefore is not a guarantee that an audit conducted in accordance with generally accepted auditing standards will always detect a material misstatement when it exists. The risk of not detecting a material misstatement resulting from fraud is higher than for one resulting from error, as fraud may involve collusion, forgery, intentional omissions, misrepresentations, or the override of internal control. Misstatements, including omissions, are considered material if there is a substantial likelihood that, individually or in the aggregate, they would influence the judgment made by a reasonable user based on the financial statements.

In performing an audit in accordance with generally accepted auditing standards, we:

- Exercise professional judgment and maintain professional skepticism throughout the audit.
- Identify and assess the risks of material misstatement of the financial statements, whether due to fraud or error, and design and perform audit procedures responsive to those risks. Such procedures include examining, on a test basis, evidence regarding the amounts and disclosures in the financial statements.
- Obtain an understanding of internal control relevant to the audit in order to design audit procedures that are appropriate in the circumstances, but not for the purpose of expressing an opinion on the effectiveness of The Community Foundation for Northeast Florida, Inc.'s internal control. Accordingly, no such opinion is expressed.
- Evaluate the appropriateness of accounting policies used and the reasonableness of significant accounting estimates made by management, as well as evaluate the overall presentation of the financial statements.
- Conclude whether, in our judgment, there are conditions or events, considered in the aggregate, that raise substantial doubt about The Community Foundation for Northeast Florida, Inc.'s ability to continue as a going concern for a reasonable period of time.

We are required to communicate with those charged with governance regarding, among other matters, the planned scope and timing of the audit, significant audit findings, and certain internal control related matters that we identified during the audit.

Carr, Rigg & Ingram, L.L.C.

Jacksonville, Florida
June 4, 2026

THE COMMUNITY FOUNDATION FOR NORTHEAST FLORIDA, INC.
STATEMENTS OF FINANCIAL POSITION

	<u>December 31,</u>	
	<u>2025</u>	<u>2024</u>
<u>ASSETS</u>		
Cash and cash equivalents	\$ 46,923,488	\$ 48,910,804
Interest and dividends receivable	1,038,431	854,354
Short-term investments	169,592,076	166,182,190
Promises to give, net (Note 7)	203,187	233,263
Bequests receivable	4,568,000	7,320,000
Other receivables	5,711	10,713
Prepaid expenses	147,587	64,792
Long-term investments	549,217,821	455,909,283
Program related investment loans, net	4,047,517	2,551,707
Notes receivable	342,031	342,031
Real estate held for investment	180,038	650,582
Investments in closely held entities	26,003,053	17,680,000
Cash surrender value of life insurance	605,075	559,566
Receivables under split-interest agreements (Note 8)	2,895,228	2,952,422
Interest in perpetual trust	747,626	681,402
Operating lease right-of-use asset, net (Note 9)	2,795,043	3,125,617
Furniture and equipment, net (Note 10)	403,928	607,249
Other assets	55,000	55,000
	<hr/>	<hr/>
Total Assets	\$ <u>809,770,840</u>	\$ <u>708,690,975</u>
<u>LIABILITIES AND NET ASSETS</u>		
Liabilities:		
Accounts payable and accrued liabilities	\$ 549,128	\$ 479,028
Grants payable, net (Note 14)	26,957,332	35,146,885
Deferred income/expense	1,639,643	2,124,874
Operating lease liability (Note 9)	3,040,053	3,367,335
Gift annuities	527,261	554,160
Funds held as agency endowments (Note 11)	29,285,998	24,058,606
Total Liabilities	<hr/> <u>61,999,415</u>	<hr/> <u>65,730,888</u>
Net assets (Note 12):		
Without donor restrictions:		
Endowment	523,080,538	436,948,360
Available for grantmaking	214,565,944	197,455,108
Operating	6,398,478	4,827,458
With donor restrictions:		
Restricted to the passage of time	3,726,465	3,729,161
Total Net Assets	<hr/> <u>747,771,425</u>	<hr/> <u>642,960,087</u>
	<hr/>	<hr/>
Total Liabilities and Net Assets	\$ <u>809,770,840</u>	\$ <u>708,690,975</u>

The accompanying notes are an integral part of these financial statements.

THE COMMUNITY FOUNDATION FOR NORTHEAST FLORIDA, INC.
STATEMENTS OF ACTIVITIES
FOR THE YEAR ENDED DECEMBER 31, 2025

	Without Donor Restrictions	With Donor Restrictions	Totals
Revenue, Earnings and Other Support:			
Contributions and bequests	\$ 100,817,025	\$ 560,956	\$ 101,377,981
Less: contributions to agency endowments	(2,296,045)	-	(2,296,045)
Net contributions	98,520,980	560,956	99,081,936
Net investment earnings	84,485,052	123,090	84,608,142
Change in split-interest agreements	-	223,451	223,451
Other income	316,796	-	316,796
Net assets released from restrictions	910,193	(910,193)	-
 Total revenue, earnings and other support	 184,233,021	 (2,696)	 184,230,325
Expenses:			
Grants awarded and programs	74,230,950	-	74,230,950
Less: grants awarded from agency endowments	(667,438)	-	(667,438)
Net grants awarded and programs	73,563,512	-	73,563,512
Other program expenses	2,933,070	-	2,933,070
Management and general	2,133,886	-	2,133,886
Development and fundraising	788,519	-	788,519
 Total expenses	 79,418,987	 -	 79,418,987
 Change in net assets	 104,814,034	 (2,696)	 104,811,338
Net assets, beginning of year	639,230,926	3,729,161	642,960,087
Net assets, end of year	\$ 744,044,960	\$ 3,726,465	\$ 747,771,425

The accompanying notes are an integral part of these financial statements.

THE COMMUNITY FOUNDATION FOR NORTHEAST FLORIDA, INC.
STATEMENTS OF ACTIVITIES
FOR THE YEAR ENDED DECEMBER 31, 2024

	Without Donor Restrictions	With Donor Restrictions	Totals
Revenue, Earnings and Other Support:			
Contributions and bequests	\$ 67,576,619	\$ 553,613	\$ 68,130,232
Less: contributions to agency endowments	(1,364,346)	-	(1,364,346)
Net contributions	66,212,273	553,613	66,765,886
Net investment earnings	58,444,529	88,747	58,533,276
Change in split-interest agreements	-	(135,354)	(135,354)
Other income	464,553	-	464,553
Net assets released from restrictions	843,157	(843,157)	-
 Total revenue, earnings and other support	 125,964,512	 (336,151)	 125,628,361
Expenses:			
Grants awarded and programs	78,129,764	-	78,129,764
Less: grants awarded from agency endowments	(663,947)	-	(663,947)
Net grants awarded and programs	77,465,817	-	77,465,817
Other program expenses	2,924,300	-	2,924,300
Management and general	2,348,652	-	2,348,652
Development and fundraising	782,284	-	782,284
 Total expenses	 83,521,053	 -	 83,521,053
 Change in net assets	 42,443,459	 (336,151)	 42,107,308
Net assets, beginning of year	596,787,467	4,065,312	600,852,779
Net assets, end of year	\$ 639,230,926	\$ 3,729,161	\$ 642,960,087

The accompanying notes are an integral part of these financial statements.

THE COMMUNITY FOUNDATION FOR NORTHEAST FLORIDA, INC.
STATEMENTS OF FUNCTIONAL EXPENSES

For the Year Ended December 31, 2025

	Program Services		Supporting Services		Total
	Net Grants awarded and programs	Other program expenses	Management & general	Development & fundraising	
Grants awarded and programs	\$ 73,563,512	\$ -	\$ -	\$ -	\$ 73,563,512
Personnel	-	1,920,406	1,510,265	624,752	4,055,423
Dues and staff development	-	113,568	86,638	26,208	226,414
Consultants – program and other	-	19,390	-	-	19,390
Public relations and community education	-	168,800	48,106	47,341	264,247
Professional fees	-	9,165	211,069	2,115	222,349
Office and occupancy	-	525,905	150,551	70,694	747,150
Interest and taxes	-	-	89,393	-	89,393
Depreciation and amortization	-	158,476	21,243	13,403	193,122
Other expenses	-	17,360	16,621	4,006	37,987
Total functional expenses	\$ 73,563,512	\$ 2,933,070	\$ 2,133,886	\$ 788,519	\$ 79,418,987

For the Year Ended December 31, 2024

	Program Services		Supporting Services		Total
	Net Grants awarded and programs	Other program expenses	Management & general	Development & fundraising	
Grants awarded and programs	\$ 77,465,817	\$ -	\$ -	\$ -	\$ 77,465,817
Personnel	-	1,778,473	1,386,882	627,068	3,792,423
Dues and staff development	-	105,145	70,573	24,265	199,983
Consultants – program and other	-	132,490	-	-	132,490
Public relations and community education	-	196,119	40,299	39,969	276,387
Professional fees	-	9,165	175,430	2,115	186,710
Office and occupancy	-	529,345	138,793	71,669	739,807
Interest and taxes	-	-	491,928	-	491,928
Depreciation and amortization	-	156,322	20,955	13,220	190,497
Other expenses	-	17,241	23,792	3,978	45,011
Total functional expenses	\$ 77,465,817	\$ 2,924,300	\$ 2,348,652	\$ 782,284	\$ 83,521,053

The accompanying notes are an integral part of these financial statements.

THE COMMUNITY FOUNDATION FOR NORTHEAST FLORIDA, INC.
STATEMENTS OF CASH FLOWS
FOR THE YEARS ENDED December 31, 2025 and 2024

	<u>2025</u>	<u>2024</u>
<u>Cash flows from operating activities</u>		
Change in net assets	\$ 104,811,338	\$ 42,107,308
Adjustments to reconcile change in net assets to net cash (used for) operating activities:		
Depreciation and amortization	193,122	190,497
Amortization of operating lease right-of-use asset	330,574	325,352
Loss on disposal of fixed assets	10,200	-
Net realized and unrealized gain on investments	(73,883,329)	(48,310,286)
Contribution of securities & other assets	(66,929,609)	(21,682,126)
Proceeds from sale of contributed securities	25,694,074	15,370,702
Change in operating assets and liabilities:		
Pledges receivable	30,076	(23,538)
Bequests receivable	2,752,000	(7,300,000)
Program related investment loans, net	(1,495,811)	(2,139,936)
Receivables under split-interest agreements	57,194	410,816
Receivables and assets, other	(179,076)	149,492
Cash surrender value of life insurance	(45,509)	(416,356)
Interest in perpetual trust	(66,225)	(44,583)
Prepaid expenses	(82,794)	31,316
Accounts payable and accrued liabilities	(415,130)	624,560
Grants payable	(8,189,553)	8,037,514
Operating lease liability	(327,282)	(314,613)
Gift annuities payable	(26,899)	(27,794)
Funds held as agency endowments	5,227,392	2,867,053
Net cash (used for) operating activities	<u>(12,535,247)</u>	<u>(10,144,622)</u>
 <u>Cash flows from investing activities</u>		
Purchases of investments	(215,893,526)	(160,252,431)
Proceeds from sale and maturity of investments	226,441,457	162,879,238
Purchase of furniture and equipment	-	(67,208)
Net cash provided by investing activities	<u>10,547,931</u>	<u>2,559,599</u>
 Net change in cash and cash equivalents	(1,987,316)	(7,585,023)
 Cash and cash equivalents, beginning of year	<u>48,910,804</u>	<u>56,495,827</u>
 Cash and cash equivalents, end of year	\$ <u>46,923,488</u>	\$ <u>48,910,804</u>
 <u>Schedule of Certain Cash Flow Information</u>		
Cash paid for interest	\$ <u>1,515</u>	\$ <u>71,039</u>
Cash paid for income taxes	\$ <u>146,625</u>	\$ <u>420,093</u>

The accompanying notes are an integral part of these financial statements.

THE COMMUNITY FOUNDATION FOR NORTHEAST FLORIDA, INC.
NOTES TO FINANCIAL STATEMENTS
December 31, 2025 and 2024

1. NATURE OF ACTIVITIES

The Community Foundation for Northeast Florida, Inc. (the “Foundation”) is a Florida nonprofit organization. It operates as a family of component funds established by donors. All the Foundation’s funds represent gifts of capital from individuals, families, corporations, trusts, private foundations, and other not-for-profit organizations. The Foundation serves its donors in many ways, from ensuring the efficient processing of grant recommendations to structuring complex, multi-year philanthropic initiatives. The Foundation uses its local knowledge and philanthropic leadership to improve the quality of life in the community and, in so doing, demonstrates its capacity and ability to fulfill donor intent and be a good steward of all its resources.

2. SIGNIFICANT ACCOUNTING PRINCIPLES

Basis of Accounting – The Foundation prepares its financial statements in accordance with generally accepted accounting principles. This basis of accounting involves the application of accrual accounting; consequently, revenues and gains are recognized when earned, and expenses and losses are recognized when incurred.

Financial Statement Presentation – In accordance with the *Not-for-Profit Entities* Topic 958 of the Financial Accounting Standards Board (“FASB”) Accounting Standards Codification (“ASC”) the Foundation reports information regarding its financial position and activities according to the existence or absence of donor-imposed restrictions.

- Net assets without donor restrictions represent funds available for grants and expenses which are not otherwise limited by donor restrictions.
- Net assets with donor restrictions consist of contributed funds subject to specific donor-imposed restrictions contingent upon specific performance of a future event or a specific passage of time.

FASB ASC (ASC 958-205-45-28) further provides guidance for the net asset classification of donor-restricted endowment funds for a not-for-profit organization that is subject to a state enacted version of the *Uniform Prudent Management of Institutional Funds Act of 2006* (“UPMIFA”) and provides for enhanced disclosures about endowment funds (both donor-restricted endowment funds and board-designated endowment funds). The Foundation has determined its net assets do not meet the definition of endowment under UPMIFA, as adopted in the State of Florida.

The Foundation enters into individual agreements with donors to reflect the types of funds to be created and the purposes for which the contributions are intended. Pursuant to the Foundation’s articles of incorporation and by-laws, the Board of Trustees (the “Board”) has the power to modify any restriction or condition on distribution of funds for any specified charitable purposes or to specified organizations, if in the sole judgment of the Board of Trustees (without the necessity of the approval of any custodian or agent), such restriction or condition becomes, in effect unnecessary, incapable of fulfillment, or inconsistent with the charitable needs of the community. As a result of this “variance power,” the Foundation has no assets that are permanently restricted. Net assets encumbered by a time stipulation are *with donor restrictions* as explained below.

The Foundation's assets consist of more than 750 component funds established by donors for a variety of purposes. The Board has designated the assets as follows:

Without donor restrictions:

Endowment: Board-designated endowed assets include all contributions contributed to the Foundation with the intention of the donor that the assets remain in perpetuity with the Foundation. The Board intends to spend from these assets only an amount allowable under its spending policy. The spending policy is established and maintained by the Board at a level consistent with the donors' intention for assets to remain in perpetuity.

Available for grantmaking: Available for grantmaking assets include all non-endowed funds and that portion of endowed funds determined under the Foundation's spending policy to be available for grants.

Operating: Operating assets include all assets available to provide for Foundation support services and to produce income to offset administrative and operating expenses.

With donor restrictions are as follows:

Restricted to the passage of time: In accordance with *Not-for-Profit Revenue Recognition* Topic of the FASB ASC 958, contributions received as well as collectible unconditional promises to give are recognized in the period received. Contributions with donor-stipulated time restrictions are reported as revenues with donor restrictions. When the time restrictions expire, net assets with donor restrictions are released to net assets without donor restrictions and reported in the statement of activities as net assets released from restrictions.

See Note 12, Net Asset Classification.

Cash and Cash Equivalents – Cash and cash equivalents include checking accounts, savings accounts, money market accounts and certificates of deposit, except for those managed as part of investment management strategies.

Investments – Investments are reported in the financial statements as *short-term investments*, those available to liquidate for grants and expenses within the next twelve months, and *long-term investments*. The Foundation maintains multiple investment pools with unique investment time horizons and risk profiles. Each donor fund is maintained on a daily transaction basis, and earnings from the pools are allocated quarterly to each fund, based on their average daily balance within the pool. The Foundation's investment pools are advised by outside advisors and managed by outside investment managers who invest according to the Foundation's *Investment and Spending Policy for Investment Program* adopted by the Board and overseen by the Foundation's Investment Committee.

Investments are stated at fair value based upon published quotations in the case of marketable securities and estimated fair value, obtained from general partners in certain circumstances for nonmarketable securities. Nonmarketable securities valued at estimated fair value represent 28.5% and 27.5% of the Foundation's assets at December 31, 2025 and 2024, respectively.

Valuation of Investments – The Foundation adopted *Fair Value Measurements and Disclosures* Topic of the FASB ASC 820 (FASB ASC 820), which defines fair value, establishes a framework for measuring fair value under generally accepted accounting principles and expands disclosure about fair value measurements.

Program Related Investment Loans, net – The Foundation originates below-market rate loans (PRI Loans) in furtherance of its philanthropic mission. At December 31, 2025, eight PRI Loans are outstanding, stated at cost of \$4,047,517 (loans of \$7,047,517 net of unfunded commitments of \$3,000,000), with maturities ranging from 2028 to 2034. At December 31, 2024, six PRI Loans are outstanding, stated at cost of \$2,551,707 (loans of \$3,801,707 net of unfunded commitments of \$1,250,000), with maturities ranging from 2028 to 2034. Management has reviewed the collectability of these PRI Loans and has determined an allowance for impairment is not necessary as of December 31, 2025.

Receivables under Split-Interest Agreements – Contributions receivable from charitable trusts are adjusted annually to fair value, and any gain or loss is reflected in the statement of activities as a change in the value of split-interest agreements. In accordance with accounting guidance on split-interest agreements, the Foundation revalues the receivables annually based on changes in the value of the trusts' assets, the discount rate assumption, and the applicable actuarial assumptions.

Leases - Management determines if arrangements are leases at inception. The Foundation's office lease is included in Operating lease right-of-use (ROU) asset and Operating lease liability on the Statement of Financial Position as of December 31, 2025 and 2024. The Foundation has no other arrangements determined to be leases.

ROU assets represent the right to use an underlying asset for the lease term and lease liabilities represent the obligation to make lease payments arising from the lease. Operating lease ROU assets and liabilities are recognized at commencement date based on the present value of lease payments over the lease term. As the lease does not provide an implicit rate, the Foundation uses a risk-free rate of 1.63%, based on the information available at commencement date, in determining the present value of lease payments. The operating lease ROU asset includes any lease payments over the lease term and excludes lease incentives. The lease term does not include the option to extend the lease as it is not reasonably certain that the Foundation will exercise that option. Lease expense for lease payments is recognized on a straight-line basis over the lease term.

The Foundation's lease agreement does not contain any material residual value guarantees or material restrictive covenants.

Furniture and Equipment – Furniture and equipment are carried at cost. The Foundation capitalizes all expenditures for furniture and equipment of \$2,500 and up. Depreciation is computed using the straight-line method over the estimated useful life of the respective assets (average of 5 years).

Revenue Recognition – Contributions are recognized when cash, other assets, an unconditional promise to give, or notification of a beneficial interest is received. Conditional promises to give are not recognized until the conditions on which they depend have been substantially met or the donor has removed the conditions.

Administrative Fees – The Foundation charges component funds an administrative fee for managing and administering certain assets during the year. Administrative fees transferred from component funds for support services in 2025 and 2024 were \$4,555,629 and \$4,185,712, respectively. These fees are eliminated in the accompanying financial statements.

Functional Expenses – Functional expenses are those expenses incurred by the Foundation in the accomplishment of its stated mission. They can further be categorized as follows:

- Program services, including awarded grants, services to other non-profits, philanthropic leadership, and civic leadership;
- Development and fundraising, including originating and maintaining relationships with donors; and
- Management and general, including expenses that benefit the Foundation as an entity and the management and accounting for funds.

The cost of providing the various programs and supporting services have been summarized on a functional basis in the Statements of Activities and Statements of Functional Expenses. These statements report expenses that are attributed to more than one program or supporting function. Therefore, expenses require allocation on a reasonable basis that is consistently applied. Personnel expenses are allocated based on estimate of time and effort; occupancy expenses are allocated based on personnel expense allocation for 2025 and 2024, respectively.

Concentrations of Credit and Market Risk – Financial instruments that potentially expose the Foundation to concentrations of credit and market risk consist primarily of cash equivalents and investments. Cash equivalents are maintained at high-quality financial institutions and no losses have been experienced. The Foundation’s investments do not represent significant concentrations of market risks in as much as the Foundation’s investment portfolio is adequately diversified.

Income Taxes – The Foundation is a corporate-form community foundation and qualifies as a tax-exempt public foundation under Section 501(c)(3) of the Internal Revenue Code, exempt from taxes on income other than unrelated business income. The Foundation incurred Federal and State unrelated business income tax expense totaling \$87,575 and \$420,093 for the years ended December 31, 2025 and 2024, respectively. At December 31, 2025 and 2024, the Statements of financial position include Prepaid expenses of \$58,746 for prepaid income taxes, and Accounts payables and accrued liabilities of \$8,000 for accrued income taxes, respectively.

Use of Estimates – The preparation of financial statements in conformity with generally accepted accounting principles requires management to make estimates and assumptions that affect the reported amounts of assets and liabilities and disclosure of contingent assets and liabilities at the date of the financial statements. Estimates also affect the reported amounts of revenues and expenses during the reporting period. Actual results could differ from those estimates.

Reclassifications – Certain reclassifications were made to prior year balances to conform with current year presentation.

Subsequent Events – In accordance with accounting standards, management has evaluated subsequent events through, June 4, 2026, the date financial statements were available to be issued. No subsequent events occurring after this date have been evaluated for inclusion in these financial statements.

3. INVESTMENT AND SPENDING POLICY FOR ENDOWMENT

The Foundation’s long-term investment objective for its Endowment is to generate total returns that are sufficient to preserve and enhance the real, inflation-adjusted grantmaking power of its Endowment.

In pursuing this objective, the Foundation endeavors to achieve total returns in its Endowment that, over time, are better than their relevant market averages, while maintaining acceptable levels of risk and liquidity. The Foundation does not expect that in every year this investment objective will necessarily be achieved. The Foundation will normally measure whether it has achieved this objective over a rolling five-year period.

While there cannot be complete assurance that the investment objective will be realized, the Board and Investment Committee believe that the likelihood of realization is enhanced by diversifying investments among several asset classes.

The spending policy determines the aggregate distributions from endowed funds for grantmaking and administrative expenses in a given year (the “Spendable Amount”). For 2025, the Spendable Amount was limited to that amount determined by multiplying five percent (5%) times a trailing 20-quarter average of the fair value of endowment assets as of September 30 of the previous year; provided, however, that the Spendable Amount would in no case exceed five percent (5%), nor be less than three (3%), of the fair value of endowment assets as of that date.

4. LIQUIDITY

Financial assets available for grants and other expenses within one year of the statements of financial position date comprise the following:

	<u>December 31,</u>	
	<u>2025</u>	<u>2024</u>
Cash and cash equivalents	\$ 46,947,314	\$ 48,906,978
Receivables and other assets	5,852,720	5,691,787
Short-term investments	169,592,076	166,182,190
Long-term investments made available for current use	21,650,000	20,500,000
Split-interest agreements made available for current use	331,706	319,000
	<u>\$ 244,373,816</u>	<u>\$ 241,599,955</u>

As described in Note 3, the Foundation’s board-designated endowments are subject to an annual spend rate of 5.0%. A Spendable amount of \$21,650,000 will be made available for grantmaking and administrative expenses from these endowments within the next 12 months. Distributions of \$331,706 from spilt-interest agreements will also be made available for grantmaking within the next 12 months.

As part of the Foundation’s liquidity management, it has a policy to structure its financial assets to be available as its awarded grants, general expenditures, liabilities, and other obligations become due. The Foundation invests cash in excess of daily requirements in money market accounts, treasury money market funds, treasuries, certificates of deposits, and short-term investments.

Endowed assets are pooled for investment, with liquidity managed through the pool’s target allocation to illiquid investments and periodic review of current illiquidity and projected total exposure to managers with lock-up provisions.

5. INVESTMENTS

Investments are reported in the financial statements as Short-term investments, those available to liquidate for grants and expenses within the next twelve months, are \$169,592,076 and \$166,182,190 at December 31, 2025 and 2024, respectively. Long-term investments are \$549,217,821 and \$455,909,283 at December 31, 2025 and 2024, respectively. Collectively, these investments include:

	<u>2025</u>	<u>December 31,</u> <u>2024</u>
Cash held for investment		
Money market accounts/cash in transit	\$ 65,129,557	\$ 38,375,670
Equity securities		
Domestic equities	244,666,675	205,734,558
International equities	168,036,800	148,216,951
Private equity funds	31,354,518	27,914,141
Debt securities		
U.S. fixed income and government securities	137,665,199	147,323,059
Global fixed income funds	15,084,851	15,180,190
Other		
Absolute return multi-strategy funds	40,720,182	24,121,917
Real asset funds	16,152,115	15,224,987
Total Investments	\$ <u>718,809,897</u>	\$ <u>622,091,473</u>

6. FAIR VALUE MEASUREMENT

The Foundation’s investments are reported at fair value in accordance with FASB ASC 820, which defines fair value, establishes a framework for measuring fair value, and requires disclosures about fair value measurements.

In accordance with this accounting standard, fair value is defined as the price that would be received to sell an asset or paid to transfer a liability in an orderly transaction between market participants at the measurement date. This standard also established a fair value hierarchy which requires an entity to maximize the use of observable inputs and minimize the use of unobservable inputs when measuring fair value.

FASB ASC 820 establishes a three-tier hierarchy to classify fair value measurements for disclosure purposes. Investments are classified as follows:

- Level I: Values are measured using quoted prices in active markets for identical investments. Investments generally included in this category are listed securities. The Foundation’s investments in money market, equity, debt, real asset, and absolute return mutual funds and publicly traded REITs are valued at the daily closing price as reported by the fund. These funds are required to publish their daily net asset value (“NAV”) which is the price at which units can be traded at the measurement date. Publicly traded equity securities are valued at the

closing price in the active market in which the individual securities are traded.

- Level II: Values are measured using other significant observable inputs, such as quoted prices for similar assets or liabilities or other inputs that are observable or can be corroborated by observable market data for substantially the full term of the assets or liabilities. Investments generally included in this category are debt securities held in separately managed accounts. These securities are valued using valuations provided by pricing services, which determines valuations using methods based upon market transactions for comparable securities and various relationships between securities which are generally recognized by institutional traders.
- Level III: Values are measured using significant unobservable inputs that are supported by little or no market activity. Investments generally included in this category are limited partnership and corporate interests in public and private securities, real assets, and absolute return funds measured at fair value using NAV per share. Interest in perpetual trust is valued based on the underlying assets of the trust, including mutual funds and publicly traded equity and debt securities. Real estate is valued at appraised land value.

Investments in closely held entities include a trust and real estate limited partnerships/corporation. The trust is valued based on the sole underlying asset, a note receivable. Real estate limited partnerships/corporation are valued at appraised value, less applied discounts for minority ownership of 15% and lack of marketability of 10% for years 2025 and 2024. Receivables under split-interest agreements are valued based on the underlying assets of the trusts, including mutual funds and publicly traded equity and debt securities, discounted to present value of the expected future cash flow payments as discussed in Note 8.

The fair market value of each asset and liability in the table below was measured using FASB ASC 820 input guidance and valuation techniques. The following table sets forth carrying amounts and estimated fair values of assets and liabilities measured and recorded at fair value on a recurring basis at December 31, 2025.

	<u>Total fair value</u>	<u>Level I</u>	<u>Level II</u>	<u>Level III</u>
Investments				
Cash held for investment:				
Money market accounts/cash in transit	\$ 65,129,557	\$ 65,129,557	\$ -	\$ -
Publicly traded equity:				
Mutual funds	231,706,297	231,706,297	-	-
Separately managed accounts	44,533,985	44,533,985	-	-
Debt securities:				
Mutual funds	16,166,191	13,987,889	2,178,301	-
Separately managed accounts	122,791,233	76,687,132	46,104,101	-
Real assets:				
Mutual funds/REIT	7,077,727	7,077,727	-	-
Absolute return funds:				
Mutual fund multi-strategy	801,937	801,937	-	-
<i>Limited liability partnerships/ corporations measured at net asset value (1):</i>				
Publicly traded equity	136,463,193	-	-	-
Debt securities	13,792,627	-	-	-
Private equity	31,354,518	-	-	-
Private real assets	9,074,388	-	-	-
Absolute return multi-strategy funds	39,918,244	-	-	-
Subtotal investments	<u>718,809,897</u>	<u>439,924,524</u>	<u>48,282,402</u>	<u>-</u>
Other assets				
Program related Investment loans, net	4,047,517	-	4,047,517	-
Interest in perpetual trust	747,626	-	747,626	-
Real estate	180,038	-	180,038	-
Investments in closely held entities:				
Investment corporation/trust	238,310	-	-	238,310
Real estate limited liability partnerships/corporation	25,764,743	-	-	25,764,743
Receivables under split-interest agreements	2,895,228	-	-	2,895,228
Total assets measured at fair value	<u>\$ 752,683,359</u>	<u>\$ 439,924,524</u>	<u>\$ 53,257,583</u>	<u>\$ 28,898,281</u>
Liabilities:				
Payables under gift annuities	<u>\$ 527,261</u>	<u>\$ -</u>	<u>\$ -</u>	<u>\$ 527,261</u>

(1) Certain investments that are measured at fair value using the net asset value per share (or its equivalent) practical expedient have not been categorized in the fair value hierarchy. The fair value amounts presented in this table are intended to permit reconciliation of the fair value hierarchy to the amounts presented in the statement of financial position.

The fair market value of each asset and liability in the table below was measured using FASB ASC 820 input guidance and valuation techniques. The following table sets forth carrying amounts and estimated fair values of assets and liabilities measured and recorded at fair value on a recurring basis at December 31, 2024.

	<u>Total fair value</u>	<u>Level I</u>	<u>Level II</u>	<u>Level III</u>
Investments				
Cash held for investment:				
Money market accounts/cash in transit	\$ 38,375,670	\$ 38,375,670	\$ -	\$ -
Publicly traded equity:				
Mutual funds	181,437,059	181,437,059	-	-
Separately managed accounts	53,010,970	53,010,970	-	-
Debt securities:				
Mutual funds	50,005,068	48,196,496	1,808,572	-
Separately managed accounts	98,932,939	65,645,342	33,287,597	-
Real assets:				
Mutual funds/REIT	5,334,697	5,334,697	-	-
Absolute return funds:				
Mutual fund multi-strategy	464,725	464,725	-	-
<i>Limited liability partnerships/ corporations measured at net asset value (1):</i>				
Publicly traded equity	119,503,481	-	-	-
Debt securities	13,565,242	-	-	-
Private equity	27,914,141	-	-	-
Private real assets	9,890,290	-	-	-
Absolute return multi-strategy funds	<u>23,657,191</u>	<u>-</u>	<u>-</u>	<u>-</u>
Subtotal investments	<u>622,091,473</u>	<u>392,464,959</u>	<u>35,096,169</u>	<u>-</u>
Other assets				
Program related Investment loans, net	2,551,707	-	2,551,707	-
Interest in perpetual trust	681,402	-	681,402	-
Real estate	650,582	-	650,582	-
Investments in closely held entities:				
Investment corporation/trust	254,987	-	-	254,987
Real estate limited liability partnerships/corporation	17,425,013	-	-	17,425,013
Receivables under split-interest agreements	<u>2,952,422</u>	<u>-</u>	<u>-</u>	<u>2,952,422</u>
Total assets measured at fair value	<u>\$ 646,607,586</u>	<u>\$ 392,464,959</u>	<u>\$ 38,979,860</u>	<u>\$ 20,632,422</u>
Liabilities:				
Payables under gift annuities	<u>\$ 554,160</u>	<u>\$ -</u>	<u>\$ -</u>	<u>\$ 554,160</u>

(1) Certain investments that are measured at fair value using the net asset value per share (or its equivalent) practical expedient have not been categorized in the fair value hierarchy. The fair value amounts presented in this table are intended to permit reconciliation of the fair value hierarchy to the amounts presented in the statement of financial position.

The following is a reconciliation of the beginning and ending balances of recurring fair value measurements recognized in the accompanying balance sheet using significant unobservable (Level III) inputs:

	Investments in Closely Held Entities	Receivables under Split-interest Agreements	Payables under Gift Annuities
	<u> </u>	<u> </u>	<u> </u>
Balance as of December 31, 2023	\$ 14,897,147	\$ 3,363,238	\$ 581,954
Net investment earnings			
Change in value	3,438,829	(97,734)	37,620
Net purchases/contributions and sales/redemptions	<u>(655,976)</u>	<u>(313,082)</u>	<u>(65,414)</u>
Balance as of December 31, 2024	17,680,000	2,952,422	554,160
Net investment earnings			
Change in value	1,058,495	261,966	38,515
Net purchases/contributions and sales/redemptions	<u>7,264,558</u>	<u>(319,160)</u>	<u>(65,414)</u>
Balance as of December 31, 2025	<u>\$ 26,003,053</u>	<u>\$ 2,895,228</u>	<u>\$ 527,261</u>

In accordance with FASB ASC 820, the following information is provided for investments that are measured at fair value using net asset value per share as a practical expedient as of December 31, 2025. This is provided to enable users of financial statements to understand the nature and risk of the Foundation’s investments by major category and whether the investments are probable of being sold at amounts different from net asset value per share or ownership interest in partners’ capital.

	Fair value	Unfunded Commitments	Redemption frequency	Redemption notice period
Publicly traded equity (a)	\$ 136,463,193	\$ -	monthly to annual	5 – 90 days
Debt securities (b)	13,792,627	-	monthly to quarterly	5 – 30 days
Private equity (c)	31,354,518	7,853,705	see below	see below
Private real assets (d)	9,074,388	1,849,372	see below	see below
Absolute return multi-strategy funds (e)	<u>39,918,244</u>	<u>-</u>	quarterly to annual	30 – 95 days
Total	\$ <u>230,602,970</u>	\$ <u>9,703,077</u>		

(a) Publicly traded equity represents thirteen funds that invest in global publicly traded equities, formed as domestic or offshore limited liability partnerships/corporations; 41% has monthly liquidity, 34% quarterly liquidity, 10% semi-annual liquidity, 4% annual liquidity; 11% of these assets have a 1-year lock-up for which quarterly distributions are available thereafter.

(b) Debt securities represent three funds that invest in global investment grade fixed income (53%) and senior secured, floating rate assets and secured bonds (47%). Investments are formed as domestic limited liability partnerships or closed-end funds; 53% has bi-monthly liquidity, 47% quarterly liquidity.

(c) Private equity represents thirty-four private equity primary and secondary funds, formed as domestic or offshore limited liability partnerships/corporations or closed-end funds. These direct funds and funds of funds pursue a broad range of strategies across the spectrum of the private equity market, including venture capital, leveraged buyouts, growth financing, mezzanine financing, distressed, and special situations. 95% of these investments cannot be redeemed; distributions are received through the liquidation of underlying assets of the funds, which is estimated to occur over the next 1 to 10 years, at which time the funds will terminate; 5% may be eligible for redemption quarterly.

(d) Private real assets represent five natural resource funds, and seven real estate funds, formed as domestic or offshore limited liability partnerships or real estate investment trusts. These natural resource direct funds and funds of funds (63%) invest primarily in timberland, agriculture, crude oil, and natural gas production, with a focus on reserve-oriented strategies; the real estate funds (37%) invest primarily in domestic and European multifamily, industrial, and office properties. 95% of these investments cannot be redeemed; distributions are received through the liquidation of underlying assets of the funds, which is estimated to occur over the next 1 to 7 years, at which time the funds will terminate; 5% may be eligible for redemption monthly or quarterly.

(e) Absolute return multi-strategy funds represent thirteen funds, including direct funds and funds of funds, formed as domestic and offshore limited liability companies/partnerships; 24% has quarterly liquidity, 1% semi-annual liquidity, and 75% annual liquidity. These funds are diversified across virtually all absolute return fund

strategies, and seek to generate stable, long-term returns with low volatility and low correlation to traditional investments.

In accordance with FASB ASC 820, the following information is provided for investments that are measured at fair value using net asset value per share as a practical expedient as of December 31, 2024. This is provided to enable users of financial statements to understand the nature and risk of the Foundation's investments by major category and whether the investments are probable of being sold at amounts different from net asset value per share or ownership interest in partners' capital.

	Fair value	Unfunded commitments	Redemption frequency	Redemption notice period
Publicly traded equity (a)	\$ 119,503,481	\$ -	monthly to annual	5 – 90 days
Debt securities (b)	13,565,242	-	monthly to quarterly	5 – 30 days
Private equity (c)	27,914,141	7,577,805	see below	see below
Private real assets (d)	9,890,290	1,075,837	see below	see below
Absolute return multi-strategy funds (e)	<u>23,657,191</u>	<u>-</u>	quarterly to annual	30 – 95 days
Total	\$ <u>194,530,345</u>	\$ <u>8,653,642</u>		

(a) Publicly traded equity represents fifteen funds that invest in global publicly traded equities, formed as domestic or offshore limited liability partnerships/corporations; 44% has monthly liquidity, 33% quarterly liquidity, 10% semi-annual liquidity, 3% annual liquidity; 10% of these assets have a 2-year lock-up for which quarterly distributions are available thereafter.

(b) Debt securities represent three funds that invest in global investment grade fixed income (49%) and senior secured, floating rate assets and secured bonds (51%). Investments are formed as domestic limited liability partnerships or closed-end funds; 49% has monthly liquidity, 51% quarterly liquidity.

(c) Private equity represents thirty-two private equity primary and secondary funds, formed as domestic or offshore limited liability partnerships/corporations or closed-end funds. These direct funds and funds of funds pursue a broad range of strategies across the spectrum of the private equity market, including venture capital, leveraged buyouts, growth financing, mezzanine financing, distressed, and special situations. These investments cannot be redeemed; distributions are received through the liquidation of underlying assets of the funds, which is estimated to occur over the next 1 to 10 years, at which time the funds will terminate.

(d) Private real assets represent five natural resource funds, and five real estate funds, formed as domestic or offshore limited liability partnerships or real estate investment trusts. These natural resource direct funds and funds of funds (66%) invest primarily in timberland, agriculture, crude oil, and natural gas production, with a focus on reserve-oriented strategies; the real estate funds (34%) invest primarily in domestic and European multifamily, industrial, and office properties. 96% of these investments cannot be redeemed; distributions are received through the liquidation of underlying assets of the funds, which is estimated to occur over the next 1 to 5 years, at which time the funds will terminate; 4% can be redeemed monthly or quarterly.

(e) Absolute return multi-strategy funds represent thirteen funds, including direct funds and funds of funds, formed as domestic and offshore limited liability companies/partnerships; 70% has quarterly liquidity, 20%

semi-annual liquidity, and 10% annual liquidity. These funds are diversified across virtually all absolute return fund strategies, and seek to generate stable, long-term returns with low volatility and low correlation to traditional investments.

7. PROMISES TO GIVE

Unconditional promises to give are reported in the accompanying financial statements as a component of net assets with donor restrictions, carried at their net present value discounted using an average discount rate at December 31, 2025 and 2024 of 3.65% and 4.27%, respectively.

Promises to give are summarized as follows:

	<u>December 31,</u>	
	<u>2025</u>	<u>2024</u>
Receivable in less than one year	\$ 128,506	\$ 148,037
Receivable in one to five years	88,000	103,250
Total promises to give	<u>216,506</u>	<u>251,287</u>
Less: present value discount	(13,319)	(18,024)
Promise to give, net	<u>\$ 203,187</u>	<u>\$ 233,263</u>

An allowance for uncollectible promises to give is provided when, in the opinion of management, collection of pledges is considered doubtful based on such factors as historical losses, existing economic conditions, and the financial stability of its donors. For December 31, 2025 and 2024, no allowance for uncollectible promises to give were recorded.

8. RECEIVABLES UNDER SPLIT-INTEREST AGREEMENTS

The Foundation is a beneficiary of certain charitable lead trusts and charitable remainder trusts, which are known as split-interest agreements. Portions of these trusts are to be paid to the Foundation at specified times in the future or upon the death of certain other beneficiaries. The Foundation is not the trustee for these split-interest agreements, and it does not have any control over the related trust assets.

Receivables from split-interest agreements represent the estimated net present value of the Foundation's interest in various irrevocable trusts held by third parties. The net present value of these receivables was determined using estimated investment returns consistent with the composition of the asset portfolios, single or joint life expectancies from IRS tables, and discount rates ranging from 3.47% to 4.84% represented by the rate on risk-free monetary assets with maturities that coincide with the agreements. On an annual basis, the Foundation revalues the receivables based on changes in the value of the trusts' assets and these assumptions. Revaluation adjustments are reported in the statement of activities as changes in the value of split-interest agreements. The balance of these receivables at December 31, 2025 and 2024 was \$2,895,228 and \$2,952,422, respectively. These receivables are classified as a component of net assets with donor restrictions until the future cash flows are received.

9. LEASES

The Foundation has an operating lease for office space. For year ended December 31, 2025, the lease has a remaining term of 7.8 years, which does not include option to extend the lease for up to 5 years. The right-of-use asset obtained in exchange for the operating lease cost was \$4,089,821.

Operating right-of-use asset consists of the following:

	<u>December 31,</u>	
	<u>2025</u>	<u>2024</u>
Right-of-use asset obtained in exchange for operating lease	\$ 4,089,821	\$ 4,089,821
Less amortization	(1,294,778)	(964,203)
Operating lease right-of-use asset, net	<u>\$ 2,795,043</u>	<u>\$ 3,125,618</u>

Future operating lease payments under non-cancellable lease as of December 31, 2025 were as follows:

	Operating Lease
2026	\$ 387,338
2027	395,077
2028	402,964
2029	410,998
2030	419,277
Thereafter	1,229,810
Total future minimum lease payments	<u>3,245,464</u>
Less imputed interest	<u>(205,411)</u>
Present value of lease liability	<u>\$ 3,040,053</u>

As the lease does not provide an implicit rate, the Foundation uses a weighted-average risk-free rate of 1.63%, based on the information available at commencement date, in determining the present value of lease payments.

10. FURNITURE AND EQUIPMENT

Furniture and equipment consist of the following:

	<u>December 31,</u>	
	<u>2025</u>	<u>2024</u>
Furniture and equipment, at cost	\$ 1,307,082	\$ 1,317,281
Less accumulated depreciation	<u>(903,154)</u>	<u>(710,032)</u>
Furniture and equipment, net	<u>\$ 403,928</u>	<u>\$ 607,249</u>

Depreciation expense was \$193,122 and \$190,497 for the years ended December 31, 2025 and 2024, respectively.

11. FUNDS HELD AS AGENCY ENDOWMENTS

Accounting standards address transactions for which the Foundation accepts a contribution from a donor and agrees to transfer those assets, the net return on investment of those assets, or both, to a not-for-profit organization that is specified by the donor. Specifically, if a not-for-profit organization establishes a fund at a community foundation with its own assets and specifies itself as the beneficiary of that fund, the community foundation must account for the transfer of such assets as a liability. The Foundation refers to such funds as agency endowments.

The Foundation maintains variance power and legal ownership of agency endowments, and as such continues to report these endowed funds as assets of the Foundation. However, in accordance with *Not-for-Profit Revenue Recognition* Topic of the FASB ASC 958, a liability has been established for the fair value of the funds, which is generally equivalent to the present value of future payments expected to be made to the not-for-profit organizations.

At December 31, 2025 and 2024, the Foundation was the owner of 76 and 72 agency endowment funds, respectively, with combined fair values of \$29,285,998 and \$24,058,606, which are presented as a liability in the Foundation's statement of financial position. Financial activity related to these funds for the years ended December 31, 2025 and 2024 are excluded from the Foundation's statements of activities. The following table summarizes activity in such funds during the years ended:

	<u>December 31,</u>	
	<u>2025</u>	<u>2024</u>
Agency Endowment fund balances at January 1	\$ 24,058,606	\$ 21,191,553
Gifts	2,296,045	1,364,346
Net return on investments	3,786,947	2,336,038
Grants	(667,438)	(663,947)
Support for Foundation services & other fund expenses	(188,162)	(169,384)
Agency Endowment fund balances at December 31	\$ <u>29,285,998</u>	\$ <u>24,058,606</u>

12. NET ASSET CLASSIFICATION

Endowment net assets by fund type are as follows:

	<u>December 31,</u>	
	<u>2025</u>	<u>2024</u>
Donor designated endowment funds	\$ <u>—</u>	\$ <u>—</u>
Board designated endowment funds:		
Advised and designated	435,552,015	359,443,090
Discretionary	73,662,890	65,105,185
Operating	8,769,866	7,840,935
Affiliate	5,095,767	4,559,150
Subtotal	<u>523,080,538</u>	<u>436,948,360</u>
Total endowment funds	\$ <u>523,080,538</u>	\$ <u>436,948,360</u>

None of the Foundation's funds restricted to the passage of time are endowment funds.

Changes in Endowment Net Assets are as follows:

	<u>December 31,</u>	
	<u>2025</u>	<u>2024</u>
Endowment net assets at January 1	\$ <u>436,948,360</u>	\$ <u>405,535,009</u>
Net investment earnings	68,371,920	40,553,689
Contributions	36,933,136	9,132,962
Amounts appropriated for expenditure	(19,162,857)	(18,271,757)
Other changes	(10,021)	(1,543)
Change in endowment	<u>86,132,178</u>	<u>31,413,351</u>
Endowment net assets at December 31	\$ <u>523,080,538</u>	\$ <u>436,948,360</u>

Total Net Assets by Fund Type as of December 31, 2025 are as follows:

	<u>Without Donor Restrictions</u>	<u>With Donor Restrictions</u>	<u>Totals</u>
Endowment funds	\$ 523,080,538	\$ -	\$ 523,080,538
Nonendowed funds:			
Advised and designated	208,480,566	203,187	208,683,753
Discretionary	5,793,440	-	5,793,440
Operating	6,398,478	55,000	6,453,478
Affiliate	291,938	-	291,938
Subtotal	<u>220,964,422</u>	<u>258,187</u>	<u>221,222,609</u>
Receivables under split-interest agreements and gift annuities	<u>-</u>	<u>3,468,278</u>	<u>3,468,278</u>
Total net assets by fund type as of			
December 31, 2025	\$ <u>744,044,960</u>	\$ <u>3,726,465</u>	\$ <u>747,771,425</u>

Total Net Assets by Fund Type as of December 31, 2024 are as follows:

	<u>Without Donor Restrictions</u>	<u>With Donor Restrictions</u>	<u>Totals</u>
Endowment funds	\$ 436,948,360	\$ -	\$ 436,948,360
Nonendowed funds:			
Advised and designated	191,229,084	233,263	191,462,347
Discretionary	6,015,866	-	6,015,866
Operating	4,827,458	55,000	4,882,458
Affiliate	210,158	-	210,158
Subtotal	<u>202,282,566</u>	<u>288,263</u>	<u>202,570,829</u>
Receivables under split-interest agreements and gift annuities	<u>-</u>	<u>3,440,898</u>	<u>3,440,898</u>
Total net assets by fund type as of			
December 31, 2024	\$ <u>639,230,926</u>	\$ <u>3,729,161</u>	\$ <u>642,960,087</u>

13. RETIREMENT PLAN

The Foundation sponsors a defined contribution plan for all eligible employees that provide for employer contributions of up to 10% of eligible compensation to each participant, employee elective salary deferrals, and a related employer match contribution of up to 1% of eligible salary. Total expenses for the years ended December 31, 2025 and 2024 were \$319,902 and \$268,416, respectively.

14. GRANTS PAYABLE

Grants payable totaling \$29,861,332 (discounted to \$26,957,332) and \$38,696,385 (discounted to \$35,146,885) at December 31, 2025 and 2024, respectively, consisted of approved grant commitments.

Future grants payable based on the specific grant agreements as of December 31, 2025 are as follows:

	<u>Amounts</u>
2026	\$ 2,718,995
2027	10,420,437
2028	5,909,200
2029	3,912,700
2030	2,400,000
Thereafter	<u>4,500,000</u>
Total grants payable	29,861,332
Less: present value discount	<u>(2,904,000)</u>
Grants payable, net	<u>\$ 26,957,332</u>

Grants payable are discounted using an average discount rate at December 31, 2025 and 2024 of 3.81% and 4.24%, respectively.

15. INCOME TAXES

The Foundation is subject to *Accounting for Income Taxes* Topic of the FASB ASC 740 which addresses the determination of whether tax benefits claimed or expected to be claimed on a tax return should be recorded in the financial statements. Under this guidance, the Foundation may recognize the tax benefit from an uncertain tax position only if it is more-likely-than-not that the tax position will be sustained on examination by taxing authorities, based on the technical merits of the position.

Management evaluated the tax positions for the Foundation and concluded that the Foundation had taken no uncertain income tax positions that require adjustments to the financial statements to comply with the provisions of this guidance. The Foundation's *Return of Organization Exempt from Income Tax* (Form 990), *Exempt Organization Business Income Tax Return* (990-T), and *Florida Corporate Income/Franchise Tax Return (Form F-1120)* for years ended on or after December 31, 2022 remain subject to examination by federal and state taxing authorities.