

From 08/01/2025 to 08/31/2025

| Description | Current Period | | | Year-to-date | | | Annual Budget |
|--|----------------|------------|--------------|--------------|-------------|---------------|---------------|
| | Actual | Budget | Variance | Actual | Budget | Variance | |
| INCOME | | | | | | | |
| Operating Income | | | | | | | |
| 30-3010 Association Assessments | \$3,853.24 | \$3,858.75 | (\$5.51) | \$30,627.47 | \$30,870.00 | (\$242.53) | \$46,305.00 |
| 30-3020 Late Fees | 143.29 | - | 143.29 | 5,240.99 | - | 5,240.99 | - |
| 30-3040 Fines | 225.00 | - | 225.00 | 225.00 | - | 225.00 | - |
| 30-3050 Misc Income | - | 100.00 | (100.00) | 182.00 | 800.00 | (618.00) | 1,200.00 |
| 30-3060 Interest Income | 0.04 | 4.58 | (4.54) | 48.97 | 36.64 | 12.33 | 55.00 |
| 30-3070 A/R Interest | 31.05 | - | 31.05 | 61.51 | - | 61.51 | - |
| 30-3080 Donation/Open Space | - | - | - | 500.00 | - | 500.00 | - |
| TOTAL Operating Income | \$4,252.62 | \$3,963.33 | \$289.29 | \$36,885.94 | \$31,706.64 | \$5,179.30 | \$47,560.00 |
| TOTAL INCOME | \$4,252.62 | \$3,963.33 | \$289.29 | \$36,885.94 | \$31,706.64 | \$5,179.30 | \$47,560.00 |
| EXPENSES AND RESERVE FUNDING | | | | | | | |
| Operating Expenses | | | | | | | |
| 50-5020 Office Administration | 1,548.07 | 305.00 | (1,243.07) | 5,579.88 | 2,440.00 | (3,139.88) | 3,660.00 |
| 50-5050 Delinquency Expense | - | - | - | 4,680.00 | - | (4,680.00) | - |
| 50-5060 Depreciation Expense | - | - | - | 7,398.10 | - | (7,398.10) | - |
| 50-5070 Federal & State Tax | - | 228.25 | 228.25 | 988.32 | 1,826.00 | 837.68 | 2,739.00 |
| 50-5080 Taxes/Audit Fee | - | 95.42 | 95.42 | - | 763.36 | 763.36 | 1,145.00 |
| 50-5085 Accounting/Office Management | 1,350.00 | 1,113.00 | (237.00) | 6,634.90 | 8,904.00 | 2,269.10 | 13,356.00 |
| 50-5086 Management | 1,631.00 | 553.67 | (1,077.33) | 8,275.40 | 4,429.36 | (3,846.04) | 6,644.00 |
| 50-5260 Insurance | 591.23 | 510.25 | (80.98) | 4,419.36 | 4,082.00 | (337.36) | 6,123.00 |
| 50-5270 Legal Expense | - | 416.67 | 416.67 | 7,749.60 | 3,333.36 | (4,416.24) | 5,000.00 |
| 50-5420 Common Area Maintenance | 1,998.55 | - | (1,998.55) | 6,121.45 | - | (6,121.45) | - |
| TOTAL Operating Expenses | \$7,118.85 | \$3,222.26 | (\$3,896.59) | \$51,847.01 | \$25,778.08 | (\$26,068.93) | \$38,667.00 |
| Committees | | | | | | | |
| 51-5110 Community Events | 3,600.00 | 383.33 | (3,216.67) | 3,600.00 | 3,066.64 | (533.36) | 4,600.00 |
| 51-5120 Committee - ACC | - | 20.83 | 20.83 | - | 166.64 | 166.64 | 250.00 |
| 51-5130 Committee - Roads, Signs, Ditches | - | 333.33 | 333.33 | 255.53 | 2,666.64 | 2,411.11 | 4,000.00 |
| 51-5140 Committee - Ray Berg Open Space | - | 708.33 | 708.33 | 6,721.04 | 5,666.64 | (1,054.40) | 8,500.00 |
| 51-5150 Committee - Welcome Committee | - | 16.67 | 16.67 | - | 133.36 | 133.36 | 200.00 |
| 51-5160 Committee - Eagles View | - | 0.75 | 0.75 | - | 6.00 | 6.00 | 9.00 |
| TOTAL Committees | \$3,600.00 | \$1,463.24 | (\$2,136.76) | \$10,576.57 | \$11,705.92 | \$1,129.35 | \$17,559.00 |
| TOTAL DISBURSEMENTS | \$10,718.85 | \$4,685.50 | (\$6,033.35) | \$62,423.58 | \$37,484.00 | (\$24,939.58) | \$56,226.00 |

| | Current Period | | | Year-to-date | | | Annual |
|--------------------------------------|----------------|-----------|--------------|---------------|------------|---------------|------------|
| Description | Actual | Budget | Variance | Actual | Budget | Variance | Budget |
| INCOME | | | | | | | |
| Other Income | | | | | | | |
| 60-6050 Interest on Replacement Acct | \$1,240.75 | \$666.67 | \$574.08 | \$1,845.34 | \$5,333.36 | (\$3,488.02) | \$8,000.00 |
| TOTAL Other Income | \$1,240.75 | \$666.67 | \$574.08 | \$1,845.34 | \$5,333.36 | (\$3,488.02) | \$8,000.00 |
| TOTAL INCOME | \$1,240.75 | \$666.67 | \$574.08 | \$1,845.34 | \$5,333.36 | (\$3,488.02) | \$8,000.00 |
| EXPENSES AND RESERVE FUNDING | | | | | | | |
| Other Expense | | | | | | | |
| 65-6500 Reserve Repairs | - | - | - | 3,200.00 | - | (3,200.00) | - |
| TOTAL Other Expense | \$- | \$- | \$- | \$3,200.00 | \$- | (\$3,200.00) | \$- |
| TOTAL DISBURSEMENTS | \$0.00 | \$- | \$- | \$3,200.00 | \$- | (\$3,200.00) | \$0.00 |
| NET INCREASE (DECREASE) | (\$5,225.48) | (\$55.50) | (\$5,169.98) | (\$26,892.30) | (\$444.00) | (\$26,448.30) | (\$666.00) |

Assets

Operating Assets

| | | | |
|------------|-----------------|----|-----------|
| 10-1000-00 | SSB-Oper-6490 | \$ | 56,676.81 |
| 10-1040-00 | SSB-MM Sav-6496 | | 10.03 |
| 10-1050-00 | SSB-MM -6493 | | 804.24 |

TOTAL Operating Assets

\$ 57,491.08

Reserve Assets

| | | | |
|------------|-----------------------------|----|-----------|
| 11-1104-00 | Edward Jones - 7311 | \$ | 0.12 |
| 11-1115-00 | Edward Jones CD 4% 11/16/26 | | 73,000.00 |
| 11-1116-00 | Edward Jones 4.45% 09/26/25 | | 58,000.00 |

TOTAL Reserve Assets

\$ 131,000.12

Other Current Assets

| | | | |
|------------|---------------------|----|----------|
| 12-1100-00 | Accounts Receivable | \$ | 7,768.75 |
|------------|---------------------|----|----------|

TOTAL Other Current Assets

\$ 7,768.75

| | | | |
|------------|-----------------------------------|----|-------------|
| 14-1401-00 | Prepaid Insurance | \$ | 2,364.93 |
| 15-1501-00 | Fixed Assets | \$ | 73,981.04 |
| 15-1510-00 | Fixed Assets - Accum Depreciation | | (36,990.50) |

Total Assets

\$ 235,615.42

Liabilities & Equity

Current Liabilities

| | | | |
|------------|----------------------|----|-----------|
| 20-2030-00 | Prepaid Assessments | \$ | 3,175.72 |
| 20-2050-00 | Deferred Assessments | | 15,412.93 |

TOTAL Current Liabilities

\$ 18,588.65

Equity

| | | | |
|------------|--------------------------|----|-------------|
| 29-2960-00 | Fund Balance | \$ | 243,919.07 |
| | Net Income Gain / (Loss) | \$ | (26,892.30) |

TOTAL Equity

\$ 217,026.77

Total Liabilities & Equity

\$ 235,615.42