

**ANCLOTE RESERVE HOMEOWNERS ASSOCIATION, INC.**  
**Balance Sheet**  
**Period Through: 7/31/2025**

**Assets**

**Operating**

1010-001 - Cash Account-Old Mgmt Co BB&T	\$874.77
1010-005 - Cash-Checking-Servis1st	\$99,968.96
1110-000 - A/R-Maintenance Fees	\$5,940.95
1125-000 - A/R-Prior Owner/Builder	\$860.00
1187-000 - A/R-Clearing	\$670.35
1410-000 - Prepaid Insurance-General	\$4,874.25
1410-003 - Prepaid Insurance-Workers Comp	\$66.43
<b>Operating Total</b>	<b><u>\$113,255.71</u></b>

**Reserve**

1041-005 - Cash-MMA-Servis1st	\$169,235.92
<b>Reserve Total</b>	<b><u>\$169,235.92</u></b>

**Assets Total**

**\$282,491.63**

**Liabilities and Equity**

**Other**

2010-000 - Accounts Payable	\$8,489.76
2410-000 - Unearned Revenue-Billings	\$37,411.20
2450-000 - Unearned Revenue-Prepaid Maint Fees	\$5,448.98
<b>Other Total</b>	<b><u>\$51,349.94</u></b>

**Reserve**

3022-000 - Reserve Fund-Streets/Walks	\$93,767.08
3028-000 - Reserve Fund-Def Maintenance	\$45,918.28
3053-000 - Reserve Fund-Gates	\$833.53
3067-001 - Reserve Fund-Gates	\$13,258.07
3069-001 - Reserve Fund-Mailboxes	\$9,987.28
3080-000 - Reserve Fund-Interest	\$5,471.68
<b>Reserve Total</b>	<b><u>\$169,235.92</u></b>

**Retained Earnings**

**\$58,770.46**

**Net Income**

**\$3,135.31**

**Liabilities & Equity Total**

**\$282,491.63**

**ANCLOTE RESERVE HOMEOWNERS ASSOCIATION, INC.**

**Income Statement  
7/1/2025 - 7/31/2025**

	7/1/2025 - 7/31/2025	Year To Date
<b>Income</b>		
<u>Revenues</u>		
6010-000 - Maint Fee-Operating	\$11,455.56	\$80,188.92
6028-000 - Maint Fee-Resv-Def Maintenance	\$7,250.04	\$50,750.28
6070-000 - Interest Income-Operating	\$4.46	\$26.32
6071-000 - Interest Income-Reserve	\$429.22	\$2,603.04
6082-000 - Late Fee Income	\$0.00	\$600.00
6083-001 - Other Income-Gate Card Members	\$360.00	\$360.00
6083-004 - Other Income-Transmitters	\$0.00	\$280.00
6083-099 - Other Income-Pre-Lien	\$0.00	\$185.00
6900-000 - Income Transfer to Resv Funds	(\$7,250.04)	(\$50,750.28)
6901-000 - Interest Transfer to Reserves	(\$429.22)	(\$2,603.04)
<u>Total Revenues</u>	<u>\$11,820.02</u>	<u>\$81,640.24</u>
 <i>Total Income</i>	 \$11,820.02	 \$81,640.24
 <b>Expense</b>		
<u>Administrative</u>		
7110-000 - Insurance-General	\$1,149.53	\$8,046.71
7210-000 - Legal & Professional	\$2,855.00	\$6,017.09
7212-003 - Professional-CPA Fees	\$0.00	\$100.00
7410-000 - Management Fee	\$1,212.75	\$8,489.25
7510-000 - Admin Expenses-General	\$0.00	\$0.00
7510-004 - Admin Expenses-Office Supplies	\$0.00	\$471.30
7510-008 - Admin Expenses-Misc	\$82.12	\$895.85
7510-099 - Admin Expenses-45 Day Pre Lien	\$0.00	\$170.00
7930-000 - Social Events	\$401.25	\$901.25
7510-005 - Admin Expenses-Postage	\$5.36	\$169.52
<u>Total Administrative</u>	<u>\$5,706.01</u>	<u>\$25,260.97</u>
 <u>Services &amp; Utilities</u>		
8014-000 - Security-Gate Maintenance	\$232.89	\$10,072.83
8110-000 - R & M General	\$1,006.43	\$3,438.51
8210-000 - Grounds Maintenance-General	\$2,794.23	\$19,042.23
8210-007 - Grounds-Landscape	\$0.00	\$4,940.95
8210-008 - Grounds-Irrigation General	\$0.00	\$250.20
8710-001 - Utilities-Electric	\$90.72	\$566.69
8710-003 - Utilities-Electric-Street Lights	\$1,946.20	\$13,910.73
8710-007 - Utilities-Sewer & Water-General	\$0.00	\$1,021.82
<u>Total Services &amp; Utilities</u>	<u>\$6,070.47</u>	<u>\$53,243.96</u>
 <i>Total Expense</i>	 \$11,776.48	 \$78,504.93
  Operating Net Income	  \$43.54	  \$3,135.31
 <b>Reserve Income</b>		
<i>Total Reserve Income</i>	 \$0.00	 \$0.00

**ANCLOTE RESERVE HOMEOWNERS ASSOCIATION, INC.**

**Income Statement  
7/1/2025 - 7/31/2025**

	7/1/2025 - 7/31/2025	Year To Date
<b>Reserve Expense</b>		
<u>Reserve Expense</u>		
9628-000 - Reserve Expense-Def Maint	\$0.00	\$4,832.00
9900-000 - Reserve Expense-Funding	\$0.00	(\$4,832.00)
<u>Total Reserve Expense</u>	\$0.00	\$0.00
 <i>Total Reserve Expense</i>	 \$0.00	 \$0.00
 Reserve Net Income	 \$0.00	 \$0.00
 Net Income	 \$43.54	 \$3,135.31