

Co Pd 5  
Co Yr 2021

WHITE OAK SPRINGS  
Monthly Summary  
For the month of May  
Year 2021

| Description               | Amount     | Year to Date |
|---------------------------|------------|--------------|
| MONTHLY INCOME            | 899.44     | 60,590.88    |
| TOTAL MONTHLY EXPENSE     | 4,366.16   | 22,719.24    |
| NET MONTHLY INCOME (LOSS) | (3,466.72) | 37,871.64    |
| <br>TOTAL CASH            |            | 100,475.73   |
| Bank Ops Account PMG      |            | 0.00         |
| CAB OPERATING ACCOUNT     |            | 51,038.89    |
| CAB BANK RESERVES         |            | 49,436.84    |

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WHITE OAK SPRINGS  
Trial Balance  
For the month of May  
Year 2021

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| Account<br>No | Description                        | Current Period |          | Year to Date Balance |            |
|---------------|------------------------------------|----------------|----------|----------------------|------------|
|               |                                    | Debit          | Credit   | Debit                | Credit     |
|               | <b>** A S S E T S **</b>           |                |          |                      |            |
| 1010          | Bank Ops Account PMG               | 0.00           |          |                      | 0.00       |
| 1020          | CAB OPERATING ACCOUNT              |                | 3,218.39 | 51,038.89            |            |
| 1050          | CAB BANK RESERVES                  | 206.28         |          | 49,436.84            |            |
|               | <b>** L I A B I L I T I E S **</b> |                |          |                      |            |
| 2010          | Accounts Payable                   |                | 0.00     |                      | 0.00       |
| 2011          | Unapplied Payments                 |                | 454.61   |                      | 8,004.50   |
| 2012          | Refund for Over Payment            |                | 0.00     |                      | -100.87    |
| 2013          | Assessment Pre-Payments            |                | 0.00     |                      | 0.00       |
|               | <b>** C A P I T A L **</b>         |                |          |                      |            |
| 3110          | Retained Earnings                  |                | 0.00     |                      | 54,700.46  |
|               | <b>** I N C O M E **</b>           |                |          |                      |            |
| 4009          | 2019 Assessment Income             |                | 0.00     |                      | 0.00       |
| 4010          | 2020 ASSESSMENT INCOME             |                | 0.00     |                      | 293.20     |
| 4011          | 2021 Assessment Income             |                | 650.00   |                      | 59,304.75  |
| 4020          | Interest & Penalty Income          |                | 111.90   |                      | 676.98     |
| 4030          | Collection Fees Reimbursement      |                | 50.00    |                      | 100.00     |
| 4040          | D/R Enforcement Income             |                | 75.00    |                      | 125.00     |
| 4050          | Payment Plan Income                |                | 4.01     |                      | 49.26      |
| 4060          | Legal Fee Reimbursement            |                | 0.00     |                      | 0.00       |
| 4070          | D/R Mowing Reimbursement           |                | 0.00     |                      | 0.00       |
| 4080          | Bank Interest Income               |                | 8.53     |                      | 41.69      |
| 4090          | Miscellaneous Income               |                | 0.00     |                      | 0.00       |
|               | <b>** E X P E N S E S **</b>       |                |          |                      |            |
| 6110          | Landscape Contract                 | 600.00         |          | 3,000.00             |            |
| 6120          | Landscape Extras                   | 0.00           |          | 675.18               |            |
| 6130          | Irrigation Repairs                 | 213.80         |          | 243.80               |            |
| 6140          | Signage and Fence Repair           | 0.00           |          | 299.76               |            |
| 6150          | Force Mows                         | 0.00           |          | 0.00                 |            |
| 6180          | Miscellaneous Repairs              | 23.00          |          | 396.02               |            |
| 6210          | Electricity                        | 563.59         |          | 2,822.98             |            |
| 6220          | Trash Service                      | 1,854.35       |          | 9,271.75             |            |
| 6230          | Water                              | 156.80         |          | 188.96               |            |
| 6240          | Cameras                            | 0.00           |          | 0.00                 |            |
| 6250          | Website                            | 0.00           |          | 296.01               |            |
| 6260          | Storage                            | 0.00           |          | 0.00                 |            |
| 6310          | Management Contract                | 556.97         |          | 2,784.85             |            |
| 6320          | Management Extras                  | 0.00           |          | 0.00                 |            |
| 6330          | Postage                            | 76.95          |          | 214.55               |            |
| 6340          | Copies                             | 11.22          |          | 48.29                |            |
| 6350          | Collection Expense                 | 0.00           |          | 45.00                |            |
| 6360          | Deed Restrictions Expense          | 15.00          |          | 60.00                |            |
| 6370          | Other Administrative Services      | 0.00           |          | 0.00                 |            |
| 6380          | Office Supplies                    | 29.48          |          | 29.48                |            |
| 6390          | Meeting Expense                    | 0.00           |          | 115.00               |            |
| 6410          | Legal Corporate                    | 0.00           |          | 825.00               |            |
| 6420          | Legal Billable                     | 135.00         |          | 508.44               |            |
| 6510          | Insurance D & O                    | 0.00           |          | 0.00                 |            |
| 6520          | Insurance Genl Liab Pkge           | 0.00           |          | 0.00                 |            |
| 6610          | Tax Return - Permits               | 0.00           |          | 200.00               |            |
| 6620          | Taxes Federal                      | 0.00           |          | 0.00                 |            |
| 6630          | Taxes Property                     | 0.00           |          | 0.00                 |            |
| 6640          | Committee Expense                  | 100.00         |          | 664.17               |            |
| 6670          | Bank Charges                       | 30.00          |          | 30.00                |            |
| 6680          | General Reserve                    | 0.00           |          | 0.00                 |            |
| B a l a n c e |                                    | 4,572.44       | 4,572.44 | 123,194.97           | 123,194.97 |

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WHITE OAK SPRINGS  
Income Statement  
For the month of May  
Year 2021

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| Account No | Description                   | Current Period  | Y-T-D Balance    | Year Budget      |
|------------|-------------------------------|-----------------|------------------|------------------|
|            | <b>** I N C O M E **</b>      |                 |                  |                  |
| 4009       | 2019 Assessment Income        | 0.00            | 0.00             | 0.00             |
| 4010       | 2020 ASSESSMENT INCOME        | 0.00            | 293.20           | 200.00           |
| 4011       | 2021 Assessment Income        | 650.00          | 59,304.75        | 63,840.00        |
| 4020       | Interest & Penalty Income     | 111.90          | 676.98           | 600.00           |
| 4030       | Collection Fees Reimbursement | 50.00           | 100.00           | 150.00           |
| 4040       | D/R Enforcement Income        | 75.00           | 125.00           | 300.00           |
| 4050       | Payment Plan Income           | 4.01            | 49.26            | 40.00            |
| 4060       | Legal Fee Reimbursement       | 0.00            | 0.00             | 2,000.00         |
| 4070       | D/R Mowing Reimbursement      | 0.00            | 0.00             | 0.00             |
| 4080       | Bank Interest Income          | 8.53            | 41.69            | 90.00            |
| 4090       | Miscellaneous Income          | 0.00            | 0.00             | 0.00             |
|            | <b>TOTAL INCOME</b>           | <b>899.44</b>   | <b>60,590.88</b> | <b>67,220.00</b> |
|            | <b>** E X P E N S E S **</b>  |                 |                  |                  |
|            | <b>** MAINTENANCE **</b>      |                 |                  |                  |
| 6110       | Landscape Contract            | 600.00          | 3,000.00         | 7,500.00         |
| 6120       | Landscape Extras              | 0.00            | 675.18           | 2,100.00         |
| 6130       | Irrigation Repairs            | 213.80          | 243.80           | 1,000.00         |
| 6140       | Signage and Fence Repair      | 0.00            | 299.76           | 2,500.00         |
| 6150       | Force Mows                    | 0.00            | 0.00             | 150.00           |
| 6180       | Miscellaneous Repairs         | 23.00           | 396.02           | 600.00           |
|            | <b>TOTAL MAINTENANCE</b>      | <b>836.80</b>   | <b>4,614.76</b>  | <b>13,850.00</b> |
|            | <b>** UTILITIES **</b>        |                 |                  |                  |
| 6210       | Electricity                   | 563.59          | 2,822.98         | 8,400.00         |
| 6220       | Trash Service                 | 1,854.35        | 9,271.75         | 22,500.00        |
| 6230       | Water                         | 156.80          | 188.96           | 1,200.00         |
| 6240       | Cameras                       | 0.00            | 0.00             | 1,500.00         |
| 6250       | Website                       | 0.00            | 296.01           | 400.00           |
| 6260       | Storage                       | 0.00            | 0.00             | 216.00           |
|            | <b>TOTAL UTILITIES</b>        | <b>2,574.74</b> | <b>12,579.70</b> | <b>34,216.00</b> |
|            | <b>** ADMINISTRATIVE **</b>   |                 |                  |                  |
| 6310       | Management Contract           | 556.97          | 2,784.85         | 6,668.00         |
| 6320       | Management Extras             | 0.00            | 0.00             | 100.00           |
| 6330       | Postage                       | 76.95           | 214.55           | 800.00           |
| 6340       | Copies                        | 11.22           | 48.29            | 170.00           |
| 6350       | Collection Expense            | 0.00            | 45.00            | 125.00           |
| 6360       | Deed Restrictions Expense     | 15.00           | 60.00            | 300.00           |
| 6370       | Other Administrative Services | 0.00            | 0.00             | 200.00           |
| 6380       | Office Supplies               | 29.48           | 29.48            | 0.00             |
| 6390       | Meeting Expense               | 0.00            | 115.00           | 600.00           |
|            | <b>TOTAL ADMINISTRATIVE</b>   | <b>689.62</b>   | <b>3,297.17</b>  | <b>8,963.00</b>  |
|            | <b>** LEGAL **</b>            |                 |                  |                  |
| 6410       | Legal Corporate               | 0.00            | 825.00           | 250.00           |
| 6420       | Legal Billable                | 135.00          | 508.44           | 2,000.00         |
|            | <b>TOTAL LEGAL</b>            | <b>135.00</b>   | <b>1,333.44</b>  | <b>2,250.00</b>  |
|            | <b>** INSURANCE **</b>        |                 |                  |                  |
| 6510       | Insurance D & O               | 0.00            | 0.00             | 1,050.00         |
| 6520       | Insurance Genl Liab Pkge      | 0.00            | 0.00             | 1,940.00         |
|            | <b>TOTAL INSURANCE</b>        | <b>0.00</b>     | <b>0.00</b>      | <b>2,990.00</b>  |
|            | <b>** OTHER EXPENSES **</b>   |                 |                  |                  |
| 6610       | Tax Return - Permits          | 0.00            | 200.00           | 250.00           |
| 6620       | Taxes Federal                 | 0.00            | 0.00             | 4.00             |
| 6630       | Taxes Property                | 0.00            | 0.00             | 30.00            |
| 6640       | Committee Expense             | 100.00          | 664.17           | 600.00           |
| 6670       | Bank Charges                  | 30.00           | 30.00            | 180.00           |
| 6680       | General Reserve               | 0.00            | 0.00             | 3,887.00         |
|            | <b>TOTAL OTHER EXPENSES</b>   | <b>130.00</b>   | <b>894.17</b>    | <b>4,951.00</b>  |
|            | <b>TOTAL EXPENSES</b>         | <b>4,366.16</b> | <b>22,719.24</b> | <b>67,220.00</b> |

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Co. Pd 5  
Co. Year 2021

WHITE OAK SPRINGS  
Income Statement  
For the month of May  
Year 2021

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| Account<br>No | Description      | Current<br>Period | Y-T-D<br>Balance | Year<br>Budget |
|---------------|------------------|-------------------|------------------|----------------|
|               | PROFIT OR (LOSS) | (3,466.72)        | 37,871.64        | 0.00           |