

**Lakeview Estates Venture Homeowners Association  
Financial Analysis for January 1 to July 31 2025**

| <u>Cash on hand (7/31/25)</u>               |           | Income                     | % of Income | 2025 Annual Budget |   |
|---|-----------|----------------------------|-------------|--------------------|---|
| Operating                                   | \$71,241  | Assessments                | \$177,306   | \$303,804          | 291 owners x \$87 x 12 months                                 |
|   |           | All other Income           | \$10,583    | \$19,161           | Office Lease, late fees, interest, RV Storage, Community Room |
| Reserve Checking                            | \$174,348 | Less Reserve Contribution  | \$33,492    | \$60,000           | \$5,000 x 12 months   |
| CD 7951                                     | \$21,990  | Reserve Reimbursement      | \$7,960     |                    | Reserve Reimbursement-Spa repair                              |
| CD7615                                      | \$42,006  | Total Income               | \$162,357   | \$262,965          |   |
| CD7950                                      | \$20,890  | <b>Expenses</b>            |             |                    |   |
| Total                                       | \$330,475 | 5000 Office Expense        | \$30,601    | 18.85%             | \$24,600  |
| <b>Fixed Assets</b>                         |           | 6000 Pool Expense          | \$36,568    | 22.52%             | \$31,580  |
| Buildings and Improvments                   | \$180,156 | 7000 Community Room/Art/RV | \$16,071    | 9.90%              | \$22,806  |
| (Storage shed, eqpt, office, Pool, cameras) |           | 8000 Grounds               | \$53,692    | 33.07%             | \$113,642   |
| Less Accum. Depr                            | \$180,038 | 9000 Administrative        | \$27,710    | 17.07%             | \$58,425  |
| Total Fixed Assets                          | \$118     | 9005 Insurance             | \$7,461     | 4.60%              | \$11,446  |
| <b>Accounts Receivable</b>                  |           | Total Expenses             | \$172,103   |                    | \$262,499   |
| Unpaid Assessments                          | \$11,965  |                            |             |                    |   |
| PrePaid Assessments                         | \$26,663  |                            |             |                    |   |
|   |           | Net Income (loss)          | (\$9,746)   | \$466              |   |