

**Eastlake Oaks Homeowners Association, Inc.**

**Balance Sheet**

**12/31/2024**

**Assets**

Operating

1010-005 - Cash-Checking-Servis1st \$97,789.19  
1110-000 - A/R-Maintenance Fees \$1,267.86

Operating Total

\$99,057.05

*Assets Total*

\$99,057.05

**Liabilities and Equity**

Operating

2010-000 - Accounts Payable \$861.83  
2450-000 - Unearned Revenue-Prepaid  
Maint Fees \$21,635.81  
4112-000 - Capital Contribution-  
Developer \$5,750.00

Operating Total

\$28,247.64

Retained Earnings

\$71,826.74

Net Income

(\$1,017.33)

*Liabilities & Equity Total*

\$99,057.05

**Eastlake Oaks Homeowners Association, Inc.**  
**Budget Comparison Report**  
**12/1/2024 - 12/31/2024**

	12/1/2024 - 12/31/2024			1/1/2024 - 12/31/2024			
	Actual	Budget	Variance	Actual	Budget	Variance	Annual Budget
<b>Income</b>							
<u>Revenues</u>							
6010-000 - Maint Fee-Operating	\$3,010.41	\$3,010.41	\$0.00	\$36,125.00	\$36,125.25	(\$0.25)	\$36,125.25
6070-000 - Interest Income-Operating	\$3.39	\$0.00	\$3.39	\$45.76	\$0.00	\$45.76	\$0.00
6076-000 - Interest Income-Owner	\$0.00	\$0.00	\$0.00	\$417.59	\$0.00	\$417.59	\$0.00
6083-099 - Other Income-Pre-Lien	\$0.00	\$0.00	\$0.00	\$1,190.00	\$0.00	\$1,190.00	\$0.00
<u>Total Revenues</u>	\$3,013.80	\$3,010.41	\$3.39	\$37,778.35	\$36,125.25	\$1,653.10	\$36,125.25
<b>Total Income</b>	\$3,013.80	\$3,010.41	\$3.39	\$37,778.35	\$36,125.25	\$1,653.10	\$36,125.25
<b>Expense</b>							
<u>Administrative</u>							
7110-000 - Insurance-General	\$61.58	\$191.62	\$130.04	\$6,693.44	\$2,300.00	(\$4,393.44)	\$2,300.00
7210-000 - Legal & Professional	\$120.00	\$350.00	\$230.00	\$560.16	\$4,200.00	\$3,639.84	\$4,200.00
7211-001 - Legal-Litigation	\$0.00	\$33.33	\$33.33	\$0.00	\$400.00	\$400.00	\$400.00
7214-000 - Lien/Admin-Lien Reimbursement	\$0.00	\$0.00	\$0.00	(\$150.00)	\$0.00	\$150.00	\$0.00
7310-002 - Taxes-Corp Annual	\$0.00	\$5.09	\$5.09	\$61.25	\$61.25	\$0.00	\$61.25
7410-000 - Management Fee	\$1,564.08	\$1,564.08	\$0.00	\$18,768.96	\$18,769.00	\$0.04	\$18,769.00
7510-000 - Admin Expenses-General	\$741.83	\$125.00	(\$616.83)	\$4,681.42	\$1,500.00	(\$3,181.42)	\$1,500.00
7510-099 - Admin Expenses - 45 Day Pre-lien	\$0.00	\$58.33	\$58.33	\$1,190.00	\$700.00	(\$490.00)	\$700.00
7810-000 - Uncollectible Assessments	\$0.00	\$8.34	\$8.34	\$19.41	\$100.00	\$80.59	\$100.00
8150-000 - Operating Contingency	\$0.00	\$674.62	\$674.62	\$6,971.04	\$8,095.00	\$1,123.96	\$8,095.00
<u>Total Administrative</u>	\$2,487.49	\$3,010.41	\$522.92	\$38,795.68	\$36,125.25	(\$2,670.43)	\$36,125.25
<b>Total Expense</b>	\$2,487.49	\$3,010.41	\$522.92	\$38,795.68	\$36,125.25	(\$2,670.43)	\$36,125.25
Operating Net Income	\$526.31	\$0.00	\$526.31	(\$1,017.33)	\$0.00	(\$1,017.33)	\$0.00
Net Income	\$526.31	\$0.00	\$526.31	(\$1,017.33)	\$0.00	(\$1,017.33)	\$0.00