

# Balance Sheet

## Forest Oaks II Homeowners Association

As of October 31, 2025

DISTRIBUTION ACCOUNT	TOTAL
<b>Assets</b>	
Current Assets	
Bank Accounts	
CD First National	0.00
CD SmartBank	0.00
CD Southern Bank	26,575.49
CD Southern Bank 2	52,506.85
Certificate of Deposit F & M	0.00
Checking F&M	0.00
Daily Operating	0.00
Daily Operating SB	1,000.00
Money Market Pinnacle	0.00
Operating	0.00
Operating SB	507,165.77
<b>Total for Bank Accounts</b>	<b>\$587,248.11</b>
Accounts Receivable	
Accounts Receivable	283,595.24
<b>Total for Accounts Receivable</b>	<b>\$283,595.24</b>
Other Current Assets	
QuickBooks Tax Holding Account	448.54
Raymond James CD	0.00
Undeposited Funds	0.00
<b>Total for Other Current Assets</b>	<b>\$448.54</b>
<b>Total for Current Assets</b>	<b>\$871,291.89</b>
<b>Total for Assets</b>	<b>\$871,291.89</b>
<b>Liabilities and Equity</b>	
Liabilities	
Current Liabilities	
Other Current Liabilities	
Customer deposit	0.00
Customer Prepayments	0.00
Direct Deposit Payable	0.00
Payroll Liabilities	\$0.00
Federal Taxes (941/943/944)	406.54
Federal Unemployment (940)	42.00
TN Quarterly Taxes	0.00
<b>Total for Payroll Liabilities</b>	<b>\$448.54</b>
Tennessee Department of Revenue Payable	24.38
<b>Total for Other Current Liabilities</b>	<b>\$472.92</b>
<b>Total for Current Liabilities</b>	<b>\$472.92</b>

# Balance Sheet

## Forest Oaks II Homeowners Association

As of October 31, 2025

DISTRIBUTION ACCOUNT		TOTAL
<b>Total for Liabilities</b>		<b>\$472.92</b>
Equity		
Opening Balance Equity		540.32
Perm. Restricted Net Assets		194,579.84
Unrestricted Net Assets		375,965.07
Net Income		299,733.74
<b>Total for Equity</b>		<b>\$870,818.97</b>
<b>Total for Liabilities and Equity</b>		<b>\$871,291.89</b>

**Profit and Loss**  
**Forest Oaks II Homeowners Association**  
October 1-31, 2025

DISTRIBUTION ACCOUNT	TOTAL
<b>Income</b>	
Homeowners Dues	39,900.00
Late Fees Income	210.00
Other Income	4,592.21
Services	2,325.00
<b>Total for Income</b>	<b>\$47,027.21</b>
<b>Gross Profit</b>	<b>\$47,027.21</b>
<b>Expenses</b>	
Bank Service Charges	-35.00
Computer and Internet Expenses	271.15
Insurance Expense	8,390.40
Maintenance Expense	21,920.00
Office Expense	5,124.09
Payroll Expenses	
Taxes	103.27
Wages	1,350.00
<b>Total for Payroll Expenses</b>	<b>\$1,453.27</b>
Professional Fees	400.00
Utilities	1,322.37
<b>Total for Expenses</b>	<b>\$38,846.28</b>
<b>Net Operating Income</b>	<b>\$8,180.93</b>
<b>Other Income</b>	
Transfer Fee	600.00
Working Capital	450.00
<b>Total for Other Income</b>	<b>\$1,050.00</b>
<b>Other Expenses</b>	
Ask My Accountant	350.00
<b>Total for Other Expenses</b>	<b>\$350.00</b>
<b>Net Other Income</b>	<b>\$700.00</b>
<b>Net Income</b>	<b>\$8,880.93</b>

Forest Oaks II  
Reserve Balances  
01/31/25

02/08/25

	Including Accounts <u>Receivable</u>	Accounts <u>Receivable</u>	Excluding Accounts <u>Receivable</u>
<u>Unappropriated</u>			
Unappropriated	\$ 246,329.88	\$ 199,652.53	\$ 46,677.35
 <u>Reserve Funds</u>			
Clubhouse	5,444.48		5,444.48
Gutters/downspouts	3,014.95		3,014.95
Pool furniture	1.00		1.00
Painting	(45,337.27)		(45,337.27)
Roof	331,926.97		331,926.97
Paving/concrete	29,402.33		29,402.33
Siding	1,650.00		1,650.00
Contingency	21,653.71		21,653.71
Swimming pool	1.00		1.00
Working capital	2,250.00		2,250.00
Subtotal	350,007.17	-	350,007.17
 Total	\$ 596,337.05	\$ 199,652.53	\$ 396,684.52