

Co Pd 5  
Co Yr 2022

WHITE OAK SPRINGS  
Monthly Summary  
For the month of May  
Year 2022

| Description               | Amount     | Year to Date |
|---------------------------|------------|--------------|
| -----                     | -----      | -----        |
| MONTHLY INCOME            | 1,178.90   | 70,672.43    |
| TOTAL MONTHLY EXPENSE     | 4,012.56   | 27,881.08    |
| NET MONTHLY INCOME (LOSS) | (2,833.66) | 42,791.35    |
| <br>                      |            |              |
| TOTAL CASH                |            | 104,236.63   |
| <br>                      |            |              |
| CAB OPERATING ACCOUNT     |            | 52,323.83    |
| CAB BANK RESERVES         |            | 51,912.80    |

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WHITE OAK SPRINGS  
Trial Balance  
For the month of May  
Year 2022

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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>           |                |          |                      |            |
| 1020          | CAB OPERATING ACCOUNT              |                | 2,943.59 | 52,323.83            |            |
| 1050          | CAB BANK RESERVES                  | 206.60         |          | 51,912.80            |            |
|               | <b>** L I A B I L I T I E S **</b> |                |          |                      |            |
| 2010          | Accounts Payable                   |                | 0.00     |                      | 0.00       |
| 2011          | Unapplied Payments                 |                | 96.67    | -2,421.21            |            |
| 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     |                      | 63,967.36  |
|               | <b>** I N C O M E **</b>           |                |          |                      |            |
| 4010          | 2020 ASSESSMENT INCOME             |                | 0.00     |                      | 0.00       |
| 4011          | 2021 Assessment Income             |                | 0.00     |                      | 256.66     |
| 4012          | 2022 Assessment Income             |                | 1,079.40 | 69,094.69            |            |
| 4020          | Interest & Penalty Income          |                | 47.50    |                      | 274.55     |
| 4030          | Collection Fees Reimbursement      |                | 25.00    |                      | 120.00     |
| 4040          | D/R Enforcement Income             |                | 0.00     |                      | 225.00     |
| 4050          | Payment Plan Income                |                | 0.00     |                      | 40.00      |
| 4060          | Legal Fee Reimbursement            |                | 18.12    |                      | 617.54     |
| 4070          | D/R Mowing Reimbursement           |                | 0.00     |                      | 0.00       |
| 4080          | Bank Interest Income               |                | 8.88     |                      | 43.99      |
| 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           |          | 2,400.00             |            |
| 6130          | Irrigation Repairs                 | 0.00           |          | 20.52                |            |
| 6140          | Signage and Fence Repair           | 0.00           |          | 457.63               |            |
| 6150          | Force Mows                         | 0.00           |          | 0.00                 |            |
| 6180          | Miscellaneous Repairs              | 0.00           |          | 262.06               |            |
| 6210          | Electricity                        | 581.76         |          | 2,932.54             |            |
| 6220          | Trash Service                      | 1,854.35       |          | 9,271.75             |            |
| 6230          | Water                              | 235.04         |          | 267.20               |            |
| 6240          | Cameras                            | 0.00           |          | 4,256.00             |            |
| 6250          | Website                            | 0.00           |          | 350.67               |            |
| 6260          | Storage                            | 29.00          |          | 145.00               |            |
| 6310          | Management Contract                | 584.82         |          | 2,924.10             |            |
| 6320          | Management Extras                  | 0.00           |          | 0.00                 |            |
| 6330          | Postage                            | 43.17          |          | 215.53               |            |
| 6340          | Copies                             | 24.42          |          | 61.16                |            |
| 6350          | Collection Expense                 | 20.00          |          | 155.00               |            |
| 6360          | Deed Restrictions Expense          | 30.00          |          | 100.00               |            |
| 6370          | Other Administrative Services      | 0.00           |          | 0.00                 |            |
| 6380          | Office Supplies                    | 0.00           |          | 0.00                 |            |
| 6390          | Meeting Expense                    | 0.00           |          | 0.00                 |            |
| 6410          | Legal Corporate                    | 0.00           |          | 0.00                 |            |
| 6420          | Legal Billable                     | 0.00           |          | 176.00               |            |
| 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           |          | 5.00                 |            |
| 6640          | Committee Expense                  | 0.00           |          | 660.92               |            |
| 6670          | Bank Charges                       | 10.00          |          | 20.00                |            |
| 6680          | General Reserve                    | 0.00           |          | 0.00                 |            |
| B a l a n c e |                                    | 4,219.16       | 4,219.16 | 132,117.71           | 132,117.71 |

WHITE OAK SPRINGS  
Income Statement  
For the month of May  
Year 2022

| Account No                   | Description                   | Current Period  | Y-T-D Balance    | Year Budget      |
|------------------------------|-------------------------------|-----------------|------------------|------------------|
| <b>** I N C O M E **</b>     |                               |                 |                  |                  |
| 4010                         | 2020 ASSESSMENT INCOME        | 0.00            | 0.00             | 0.00             |
| 4011                         | 2021 Assessment Income        | 0.00            | 256.66           | 200.00           |
| 4012                         | 2022 Assessment Income        | 1,079.40        | 69,094.69        | 69,700.00        |
| 4020                         | Interest & Penalty Income     | 47.50           | 274.55           | 600.00           |
| 4030                         | Collection Fees Reimbursement | 25.00           | 120.00           | 100.00           |
| 4040                         | D/R Enforcement Income        | 0.00            | 225.00           | 200.00           |
| 4050                         | Payment Plan Income           | 0.00            | 40.00            | 40.00            |
| 4060                         | Legal Fee Reimbursement       | 18.12           | 617.54           | 400.00           |
| 4070                         | D/R Mowing Reimbursement      | 0.00            | 0.00             | 0.00             |
| 4080                         | Bank Interest Income          | 8.88            | 43.99            | 100.00           |
| 4090                         | Miscellaneous Income          | 0.00            | 0.00             | 0.00             |
|                              | <b>TOTAL INCOME</b>           | <b>1,178.90</b> | <b>70,672.43</b> | <b>71,340.00</b> |
| <b>** E X P E N S E S **</b> |                               |                 |                  |                  |
| <b>** MAINTENANCE **</b>     |                               |                 |                  |                  |
| 6110                         | Landscape Contract            | 600.00          | 3,000.00         | 8,000.00         |
| 6120                         | Landscape Extras              | 0.00            | 2,400.00         | 2,000.00         |
| 6130                         | Irrigation Repairs            | 0.00            | 20.52            | 1,000.00         |
| 6140                         | Signage and Fence Repair      | 0.00            | 457.63           | 3,200.00         |
| 6150                         | Force Mows                    | 0.00            | 0.00             | 150.00           |
| 6180                         | Miscellaneous Repairs         | 0.00            | 262.06           | 1,000.00         |
|                              | <b>TOTAL MAINTENANCE</b>      | <b>600.00</b>   | <b>6,140.21</b>  | <b>15,350.00</b> |
| <b>** UTILITIES **</b>       |                               |                 |                  |                  |
| 6210                         | Electricity                   | 581.76          | 2,932.54         | 7,200.00         |
| 6220                         | Trash Service                 | 1,854.35        | 9,271.75         | 23,000.00        |
| 6230                         | Water                         | 235.04          | 267.20           | 2,400.00         |
| 6240                         | Cameras                       | 0.00            | 4,256.00         | 4,800.00         |
| 6250                         | Website                       | 0.00            | 350.67           | 310.00           |
| 6260                         | Storage                       | 29.00           | 145.00           | 276.00           |
|                              | <b>TOTAL UTILITIES</b>        | <b>2,700.15</b> | <b>17,223.16</b> | <b>37,986.00</b> |
| <b>** ADMINISTRATIVE **</b>  |                               |                 |                  |                  |
| 6310                         | Management Contract           | 584.82          | 2,924.10         | 7,020.00         |
| 6320                         | Management Extras             | 0.00            | 0.00             | 100.00           |
| 6330                         | Postage                       | 43.17           | 215.53           | 800.00           |
| 6340                         | Copies                        | 24.42           | 61.16            | 210.00           |
| 6350                         | Collection Expense            | 20.00           | 155.00           | 100.00           |
| 6360                         | Deed Restrictions Expense     | 30.00           | 100.00           | 225.00           |
| 6370                         | Other Administrative Services | 0.00            | 0.00             | 200.00           |
| 6380                         | Office Supplies               | 0.00            | 0.00             | 50.00            |
| 6390                         | Meeting Expense               | 0.00            | 0.00             | 1,200.00         |
|                              | <b>TOTAL ADMINISTRATIVE</b>   | <b>702.41</b>   | <b>3,455.79</b>  | <b>9,905.00</b>  |
| <b>** LEGAL **</b>           |                               |                 |                  |                  |
| 6410                         | Legal Corporate               | 0.00            | 0.00             | 250.00           |
| 6420                         | Legal Billable                | 0.00            | 176.00           | 1,500.00         |
|                              | <b>TOTAL LEGAL</b>            | <b>0.00</b>     | <b>176.00</b>    | <b>1,750.00</b>  |
| <b>** INSURANCE **</b>       |                               |                 |                  |                  |
| 6510                         | Insurance D & O               | 0.00            | 0.00             | 1,100.00         |
| 6520                         | Insurance Genl Liab Pkge      | 0.00            | 0.00             | 3,171.00         |
|                              | <b>TOTAL INSURANCE</b>        | <b>0.00</b>     | <b>0.00</b>      | <b>4,271.00</b>  |
| <b>** OTHER EXPENSES **</b>  |                               |                 |                  |                  |
| 6610                         | Tax Return - Permits          | 0.00            | 200.00           | 250.00           |
| 6620                         | Taxes Federal                 | 0.00            | 0.00             | 2.00             |
| 6630                         | Taxes Property                | 0.00            | 5.00             | 17.00            |
| 6640                         | Committee Expense             | 0.00            | 660.92           | 2,000.00         |
| 6670                         | Bank Charges                  | 10.00           | 20.00            | 200.00           |
| 6680                         | General Reserve               | 0.00            | 0.00             | (391.00)         |
|                              | <b>TOTAL OTHER EXPENSES</b>   | <b>10.00</b>    | <b>885.92</b>    | <b>2,078.00</b>  |
|                              | <b>TOTAL EXPENSES</b>         | <b>4,012.56</b> | <b>27,881.08</b> | <b>71,340.00</b> |

05/31/22  
Co. Pd 5  
Co. Year 2022

WHITE OAK SPRINGS  
Income Statement  
For the month of May  
Year 2022

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| Account<br>No | Description      | Current<br>Period | Y-T-D<br>Balance | Year<br>Budget |
|---------------|------------------|-------------------|------------------|----------------|
|               | PROFIT OR (LOSS) | (2,833.66)        | 42,791.35        | 0.00           |