

Homestead in the Willows Homeowners Association
Financial Statement Notes and Supplementary Information
JUNE 2025

Operating Account

The cash balance in the Operating Fund Bank Accounts is \$1,184,748.23 as of June 30, 2025. These monies are used to pay the regular operating expenses of the Association and to provide cash flow and administer payments for the Reserve Fund.

Operating fund gross revenues totaled \$6,399.00 during June 2025.

Operating Fund ordinary expenses totaled \$119,048.62 during June 2025.

Reports:

P&L for month and YTD

Balance Sheet

Budget vs Actual

Reserve Fund

The cash balance in the Reserve Fund Bank Account is \$515,808.22 as of June 2025. These monies are used to pay the regular operating expenses of the Association and to provide cash flow and administer payments for the Reserve Fund.

Reports:

P&L for month and YTD

Balance Sheet

HOMESTEAD IN THE WILLOWS HOMEOWNERS ASSN
Profit and Loss
January - June, 2025

	Jan 2025	Feb 2025	Mar 2025	Apr 2025	May 2025	Jun 2025	Total
Income							
4010 Single Home Dues	1,477,210.00	0.00	2,110.63				1,479,320.63
4020 Townhome Dues	47,073.00	663.00	-663.00				47,073.00
4210 Late Fees			1,413.60	225.00	125.00	50.00	1,813.60
4230 Advertising Revenue	3,645.00	1,459.00	3,608.00	1,819.00	4,874.00	960.00	16,365.00
4240 Pool Revenue	75.00	0.00		663.00	1,746.00	2,389.00	4,873.00
4250 Transfer Fees		0.00	3,000.00	1,200.00	3,000.00	3,000.00	10,200.00
4260 Association Fines	500.00						500.00
4300 Other Income		250.00			250.00		500.00
Total Income	\$ 1,528,503.00	\$ 2,372.00	\$ 9,469.23	\$ 3,907.00	\$ 9,995.00	\$ 6,399.00	\$ 1,560,645.23
Gross Profit	\$ 1,528,503.00	\$ 2,372.00	\$ 9,469.23	\$ 3,907.00	\$ 9,995.00	\$ 6,399.00	\$ 1,560,645.23
Expenses							
6000 Administrative							0.00
6005 Salary Expense	-1,583.63	7,186.78	7,727.93	8,225.78	7,461.58	8,446.67	37,465.11
6010 Salary Expense - Newsletter Delivery	240.00	480.00		240.00	240.00	240.00	1,440.00
6015 Architectural Control Salary Expense	1,583.63	3,513.60	3,694.50	4,029.50	3,942.40	4,404.70	21,168.33
6030 FICA/Medicare Tax - Employer	11.21	1,401.21	1,437.72	1,617.81	1,623.53	2,107.30	8,198.78
6040 Worker's Compensation			512.00	-95.00		514.00	931.00
6045 Insurance Expense		80,651.00					80,651.00
6050 Legal Expenses	5,254.00	2,524.00	-418.50		766.50	131.50	8,257.50
6055 Audit Expenses	3,800.00			4,050.00			7,850.00
6060 Professional Fees	210.00	765.00	1,256.25	975.00	1,012.50	1,125.00	5,343.75
6065 Software Subscriptions	1,090.85	1,080.47	797.30	1,170.25	816.11	1,018.66	5,973.64
6070 Printing and Postage Expenses	1,580.43	171.77	253.61	669.28	527.05	983.69	4,185.83
6080 Maintenance Expenses			800.00	354.45	1,450.00	550.00	3,154.45
6085 Snow Removal Expenses	924.00	462.00					1,386.00
6090 Office Supplies	135.12	9.99	80.44	73.02	21.96	166.91	487.44
6100 Bad Debt Expense			-239.54		3,222.00		2,982.46
6105 Membership Fees	320.00						320.00
6110 Newsletter - Printing	3,654.32			2,771.62	1,385.81	1,294.04	9,105.79
6115 Newsletter - Bags			426.59				426.59
6120 Meeting Expenses			96.84	122.50			219.34
6125 Social Committee Expenses	-401.56		1,600.00		-1,000.00		198.44
6130 Bank Service Charges	40.00	17.49	29.83				87.32
6135 Contributions/Gifts	3,000.00		931.49	822.50			4,753.99
6140 Pool/Tennis Keys						-20.00	-20.00
6145 Miscellaneous Expenses	141.62		2,449.00	11.00			2,601.62
Total 6000 Administrative	\$ 19,999.99	\$ 98,263.31	\$ 21,435.46	\$ 25,037.71	\$ 21,469.44	\$ 20,962.47	\$ 207,168.38
6200 Land Maintenance						237.42	237.42
6205 Salary Expense - Land Maintenance	0.00	3,460.00	3,460.00	4,660.00	5,860.00	5,500.00	22,940.00
6210 Maintenance Contract	5,231.00	5,231.00	5,231.00	5,231.00		5,231.00	26,155.00
6215 Snow Removal Expenses - HOA	1,580.00		1,735.00				3,315.00
6220 R/M - Walkways	1,237.10	591.11	937.36	3,558.03	821.03	753.15	7,897.78
6225 R/M - Trees & Pruning	380.00			22,074.00		3,720.00	26,174.00
6230 Non-Contract Pruning & Spraying		1,250.00		1,090.00			2,340.00
6240 Sprinkler Maintenance Contract				2,449.00	2,449.00	2,449.00	7,347.00
6245 R/M Sprinkler	440.00			3,751.83	203.17	10,541.78	14,936.78
6250 Tree Replacement Expense					8,938.20	3,492.00	12,430.20
6255 Flower Bed Maintenance	227.50						227.50
6260 Fence Repair Expenses						1,440.00	1,440.00

6265 Special Projects & Repairs				700.00		396.26	1,096.26
6270 Land Maintenance - Misc.	112.19	369.34	102.06	595.10	144.89	109.81	1,433.39
Total 6200 Land Maintenance	\$ 9,207.79	\$ 10,901.45	\$ 11,465.42	\$ 44,108.96	\$ 18,416.29	\$ 33,870.42	\$ 127,970.33
6300 Pool							0.00
6305 Pool Management Contract				10,200.00	40,800.00	40,800.00	91,800.00
6310 Pool Supplies - Janitorial				63.81			63.81
6315 Pool Supplies - Chemicals				2,299.21	4,461.68	235.00	6,995.89
6320 Pool Supplies - Office					256.29		256.29
6325 R/M Pools				2,002.55	901.18		2,903.73
6330 R/M Pool Buildings		286.53	32.00	890.79	7,258.37	3,970.70	12,438.39
6345 Telephone		270.08	129.55				399.63
6350 Pool Opening/Closing				1,015.98			1,015.98
6355 Bathroom Expenses				1,280.00	965.00		2,245.00
Total 6300 Pool	\$ 0.00	\$ 556.61	\$ 161.55	\$ 17,752.34	\$ 54,642.52	\$ 45,005.70	\$ 118,118.72
6400 Tennis							0.00
6405 Salary Expense	0.00	1,013.33	1,055.00	1,055.00	1,055.00	1,055.00	5,233.33
6410 Supplies and Maintenance			1,173.34	17.11	75.30	232.38	1,498.13
6425 Repair Expenses						165.00	165.00
6430 Keys/Locks			109.94				109.94
6435 Tennis Program Funding	1,325.00	1,195.00					2,520.00
Total 6400 Tennis	\$ 1,325.00	\$ 2,208.33	\$ 2,338.28	\$ 1,072.11	\$ 1,130.30	\$ 1,452.38	\$ 9,526.40
6500 Utilities							0.00
6505 Water	1,070.61		1,652.73		21,631.79		24,355.13
6510 Sewer	7,886.44		3,235.02				11,121.46
6515 Gas	167.67	173.91	174.78	174.78	185.78	3,341.17	4,218.09
6520 Electric	518.94	594.27	622.54	549.53	791.75	1,490.33	4,567.36
6525 Phone - Office	129.55				129.55	129.65	388.75
6530 Trash Removal	10,506.60	12,796.50	12,831.50	12,796.50	12,796.50	12,796.50	74,524.10
Total 6500 Utilities	\$ 20,279.81	\$ 13,564.68	\$ 18,516.57	\$ 13,520.81	\$ 35,535.37	\$ 17,757.65	\$ 119,174.89
Total Expenses	\$ 50,812.59	\$ 125,494.38	\$ 53,917.28	\$ 101,491.93	\$ 131,193.92	\$ 119,048.62	\$ 581,958.72
Net Operating Income	\$ 1,477,690.41	-\$ 123,122.38	-\$ 44,448.05	-\$ 97,584.93	-\$ 121,198.92	-\$ 112,649.62	\$ 978,686.51
Other Income							
8100 Interest Income	190.08	1,449.87	2,086.91	4,550.44	4,327.49	4,244.66	16,849.45
8105 Insurance Claim Proceeds					480.00		480.00
Total Other Income	\$ 190.08	\$ 1,449.87	\$ 2,086.91	\$ 4,550.44	\$ 4,807.49	\$ 4,244.66	\$ 17,329.45
Net Other Income	\$ 190.08	\$ 1,449.87	\$ 2,086.91	\$ 4,550.44	\$ 4,807.49	\$ 4,244.66	\$ 17,329.45
Net Income	\$ 1,477,880.49	-\$ 121,672.51	-\$ 42,361.14	-\$ 93,034.49	-\$ 116,391.43	-\$ 108,404.96	\$ 996,015.96

HOMESTEAD IN THE WILLOWS HOMEOWNERS ASSN

Balance Sheet

As of June 30, 2025

	Total
ASSETS	
Current Assets	
Bank Accounts	
1005 CSB - Operating BOK 8701	0.00
1010 Collegiate Peaks Bank 1598	100,000.00
1020 Collegiate Peaks Bank 2103	1,053,956.12
1090 Petty Cash - Administrative	0.00
1095 Petty Cash - Tennis	0.00
1100 Bill.com Money Out Clearing	30,792.11
Total Bank Accounts	\$ 1,184,748.23
Accounts Receivable	
1200 Accounts Receivable	5,116.52
1205 Advertising Accounts Receivable	1,927.00
1210 Allowance For Doubtful Accounts	0.00
Total Accounts Receivable	\$ 7,043.52
Other Current Assets	
1305 Prepaid Expenses	11,272.65
1310 Prepaid Insurance	13,068.20
1315 Undeposited Funds	166.63
1810 Due From Reserve Fund - General	0.00
1815 Due From Reserve Fund - Pool	0.00
1820 Due From Reserve Fund - Tennis	3,960.00
1825 Due From Reserve Fund - Annual Fence	0.00
Total Other Current Assets	\$ 28,467.48
Total Current Assets	\$ 1,220,259.23
TOTAL ASSETS	\$ 1,220,259.23
LIABILITIES AND EQUITY	
Liabilities	
Current Liabilities	
Accounts Payable	
2000 Accounts Payable	44,454.82
Total Accounts Payable	\$ 44,454.82
Other Current Liabilities	
2310 Accrued Expenses	0.00
2315 Accrued Salary Expense	0.00
2320 Payroll Liabilities	0.00
2321 CO Income Tax	0.00
2322 CO Paid Family and Medical Leave	-0.01
2323 CO Unemployment Tax	0.00
2324 Federal Taxes (941/943/944)	-2,418.52
2325 Federal Unemployment (940)	-40.49
Total 2320 Payroll Liabilities	-\$ 2,459.02
2330 Income Taxes Payable	0.00
2337 Prepaid HOA Dues	0.00
2340 Deferred Swim Club Rental Revenue	0.00
2345 Deferred Homeowner Dues	0.00
2350 Due To Reserve Fund - General	0.00
2365 Due To Reserve Fund - Annual Fence	0.00
2370 Due To Reserve Fund - Fence Assessment	1,924.97
Direct Deposit Payable	0.00
Total Other Current Liabilities	-\$ 534.05
Total Current Liabilities	\$ 43,920.77
Total Liabilities	\$ 43,920.77
Equity	
3505 Distributions to Reserve Fund - General	0.00
3900 Retained Earnings	180,322.50
Net Income	996,015.96
Total Equity	\$ 1,176,338.46
TOTAL LIABILITIES AND EQUITY	\$ 1,220,259.23

HOMESTEAD IN THE WILLOWS HOMEOWNERS ASSN
Budget vs. Actuals: Budget_FY25_P&L - FY25 P&L
 January - June, 2025

	Jun 2025				Total			
	Actual	Budget	over Budget	% of Budget	Actual	Budget	over Budget	% of Budget
Income								
4010 Single Home Dues		0.00	0.00		1,479,320.63	1,477,203.00	2,117.63	100.14%
4020 Townhome Dues		0.00	0.00		47,073.00	47,000.00	73.00	100.16%
4030 Associate Membership Dues		0.00	0.00		0.00	6,500.00	-6,500.00	0.00%
4210 Late Fees	50.00	300.00	-250.00	16.67%	1,813.60	1,050.00	763.60	172.72%
4230 Advertising Revenue	960.00	1,608.00	-648.00	59.70%	16,365.00	14,012.00	2,353.00	116.79%
4240 Pool Revenue	2,389.00	0.00	2,389.00		4,873.00	0.00	4,873.00	
4250 Transfer Fees	3,000.00	2,400.00	600.00	125.00%	10,200.00	9,000.00	1,200.00	113.33%
4260 Association Fines		0.00	0.00		500.00	0.00	500.00	
4270 Tree Replacement Fund		0.00	0.00		0.00	0.00	0.00	
4300 Other Income		150.00	-150.00	0.00%	500.00	490.00	10.00	102.04%
Total Income	\$ 6,399.00	\$ 4,458.00	\$ 1,941.00	143.54%	\$ 1,560,645.23	\$ 1,555,255.00	\$ 5,390.23	100.35%
Gross Profit	\$ 6,399.00	\$ 4,458.00	\$ 1,941.00	143.54%	\$ 1,560,645.23	\$ 1,555,255.00	\$ 5,390.23	100.35%
Expenses								
6000 Administrative			0.00		0.00	0.00	0.00	
6005 Salary Expense	8,446.67	7,083.00	1,363.67	119.25%	37,465.11	42,502.00	-5,036.89	88.15%
6010 Salary Expense - Newsletter Delivery	240.00	240.00	0.00	100.00%	1,440.00	1,440.00	0.00	100.00%
6015 Architectural Control Salary Expense	4,404.70	3,930.00	474.70	112.08%	21,168.33	23,570.00	-2,401.67	89.81%
6020 CO FMLI Payroll Expense		0.00	0.00		0.00	0.00	0.00	
6025 Fed and ST Unemployment Taxes (FUTA/SUTA)		41.66	-41.66	0.00%	0.00	250.05	-250.05	0.00%
6030 FICA/Medicare Tax - Employer	2,107.30	1,483.33	623.97	142.07%	8,198.78	8,900.02	-701.24	92.12%
6035 Income Tax Expense		0.00	0.00		0.00	0.00	0.00	
6040 Worker's Compensation	514.00	440.00	74.00	116.82%	931.00	880.00	51.00	105.80%
6045 Insurance Expense		0.00	0.00		80,651.00	59,500.00	21,151.00	135.55%
6050 Legal Expenses	131.50	580.00	-448.50	22.67%	8,257.50	4,545.00	3,712.50	181.68%
6055 Audit Expenses		0.00	0.00		7,850.00	4,000.00	3,850.00	196.25%
6060 Professional Fees	1,125.00	1,500.00	-375.00	75.00%	5,343.75	9,000.00	-3,656.25	59.38%
6065 Software Subscriptions	1,018.66	1,150.00	-131.34	88.58%	5,973.64	6,650.00	-676.36	89.83%
6070 Printing and Postage Expenses	983.69	200.00	783.69	491.85%	4,185.83	3,395.00	790.83	123.29%
6075 Vandalism Repair Expense		0.00	0.00		0.00	0.00	0.00	
6080 Maintenance Expenses	550.00	1,200.00	-650.00	45.83%	3,154.45	6,800.00	-3,645.55	46.39%
6085 Snow Removal Expenses		0.00	0.00		1,386.00	1,231.00	155.00	112.59%
6090 Office Supplies	166.91	300.00	-133.09	55.64%	487.44	580.00	-92.56	84.04%
6095 Mileage Reimbursements		0.00	0.00		0.00	0.00	0.00	
6100 Bad Debt Expense		0.00	0.00		2,982.46	0.00	2,982.46	
6105 Membership Fees		0.00	0.00		320.00	300.00	20.00	106.67%
6110 Newsletter - Printing	1,294.04	1,525.00	-230.96	84.86%	9,105.79	8,307.00	798.79	109.62%
6115 Newsletter - Bags		0.00	0.00		426.59	430.00	-3.41	99.21%
6120 Meeting Expenses		0.00	0.00		219.34	700.00	-480.66	31.33%
6125 Social Committee Expenses		1,000.00	-1,000.00	0.00%	198.44	2,800.00	-2,601.56	7.09%
6130 Bank Service Charges		0.00	0.00		87.32	50.00	37.32	174.64%
6135 Contributions/Gifts		0.00	0.00		4,753.99	2,000.00	2,753.99	237.70%
6140 Pool/Tennis Keys	-20.00		-20.00		-20.00	0.00	-20.00	
6145 Miscellaneous Expenses		0.00	0.00		2,601.62	300.00	2,301.62	867.21%
Total 6000 Administrative	\$ 20,962.47	\$ 20,672.99	\$ 289.48	101.40%	\$ 207,168.38	\$ 188,130.07	\$ 19,038.31	110.12%
6200 Land Maintenance	237.42	0.00	237.42		237.42	0.00	237.42	
6205 Salary Expense - Land Maintenance	5,500.00	4,960.00	540.00	110.89%	22,940.00	29,760.00	-6,820.00	77.08%
6210 Maintenance Contract	5,231.00	5,413.00	-182.00	96.64%	26,155.00	32,478.00	-6,323.00	80.53%
6215 Snow Removal Expenses - HOA		0.00	0.00		3,315.00	7,916.69	-4,601.69	41.87%
6220 R/M - Walkways	753.15	1,821.00	-1,067.85	41.36%	7,897.78	7,242.00	655.78	109.06%
6225 R/M - Trees & Pruning	3,720.00	0.00	3,720.00		26,174.00	33,500.00	-7,326.00	78.13%
6230 Non-Contract Pruning & Spraying		0.00	0.00		2,340.00	625.00	1,715.00	374.40%
6235 R/M - Sod, RR Ties, Benches		0.00	0.00		0.00	3,000.00	-3,000.00	0.00%
6240 Sprinkler Maintenance Contract	2,449.00	2,449.00	0.00	100.00%	7,347.00	9,796.00	-2,449.00	75.00%

6245 R/M Sprinkler	10,541.78	4,900.00	5,641.78	215.14%	14,936.78	16,360.00	-1,423.22	91.30%
6250 Tree Replacement Expense	3,492.00	0.00	3,492.00		12,430.20	9,900.00	2,530.20	125.56%
6255 Flower Bed Maintenance		350.00	-350.00	0.00%	227.50	1,000.00	-772.50	22.75%
6260 Fence Repair Expenses	1,440.00	250.00	1,190.00	576.00%	1,440.00	250.00	1,190.00	576.00%
6265 Special Projects & Repairs	396.26	400.00	-3.74	99.07%	1,096.26	600.00	496.26	182.71%
6270 Land Maintenance - Misc.	109.81	300.00	-190.19	36.60%	1,433.39	1,300.00	133.39	110.26%
Total 6200 Land Maintenance	\$ 33,870.42	\$ 20,843.00	\$ 13,027.42	162.50%	\$ 127,970.33	\$ 153,727.69	-\$ 25,757.36	83.24%
6300 Pool			0.00		0.00	0.00	0.00	
6305 Pool Management Contract	40,800.00	40,800.00	0.00	100.00%	91,800.00	91,800.00	0.00	100.00%
6310 Pool Supplies - Janitorial		750.00	-750.00	0.00%	63.81	1,500.00	-1,436.19	4.25%
6315 Pool Supplies - Chemicals	235.00	5,800.00	-5,565.00	4.05%	6,995.89	8,700.00	-1,704.11	80.41%
6320 Pool Supplies - Office		600.00	-600.00	0.00%	256.29	1,500.00	-1,243.71	17.09%
6325 R/M Pools		1,000.00	-1,000.00	0.00%	2,903.73	2,500.00	403.73	116.15%
6330 R/M Pool Buildings	3,970.70	250.00	3,720.70	1588.28%	12,438.39	1,850.00	10,588.39	672.35%
6335 R/M Pool Equipment		2,000.00	-2,000.00	0.00%	0.00	6,000.00	-6,000.00	0.00%
6345 Telephone		0.00	0.00		399.63	0.00	399.63	
6350 Pool Opening/Closing		0.00	0.00		1,015.98	1,000.00	15.98	101.60%
6355 Bathroom Expenses		0.00	0.00		2,245.00	1,600.00	645.00	140.31%
6360 Special Events		0.00	0.00		0.00	0.00	0.00	
6365 Miscellaneous Pool Expenses		0.00	0.00		0.00	0.00	0.00	
Total 6300 Pool	\$ 45,005.70	\$ 51,200.00	-\$ 6,194.30	87.90%	\$ 118,118.72	\$ 116,450.00	\$ 1,668.72	101.43%
6400 Tennis			0.00		0.00	0.00	0.00	
6405 Salary Expense	1,055.00	1,013.25	41.75	104.12%	5,233.33	6,079.50	-846.17	86.08%
6410 Supplies and Maintenance	232.38	696.58	-464.20	33.36%	1,498.13	4,179.48	-2,681.35	35.84%
6415 Cleaning Expenses		0.00	0.00		0.00	0.00	0.00	
6420 Pickleball Expenses		0.00	0.00		0.00	0.00	0.00	
6425 Repair Expenses	165.00	125.00	40.00	132.00%	165.00	750.00	-585.00	22.00%
6430 Keys/Locks		41.67	-41.67	0.00%	109.94	250.02	-140.08	43.97%
6435 Tennis Program Funding		100.00	-100.00	0.00%	2,520.00	600.00	1,920.00	420.00%
Total 6400 Tennis	\$ 1,452.38	\$ 1,976.50	-\$ 524.12	73.48%	\$ 9,526.40	\$ 11,859.00	-\$ 2,332.60	80.33%
6500 Utilities			0.00		0.00	0.00	0.00	
6505 Water		32,000.00	-32,000.00	0.00%	24,355.13	34,500.00	-10,144.87	70.59%
6510 Sewer		0.00	0.00		11,121.46	300.00	10,821.46	3707.15%
6515 Gas	3,341.17	2,900.00	441.17	115.21%	4,218.09	6,171.00	-1,952.91	68.35%
6520 Electric	1,490.33	3,000.00	-1,509.67	49.68%	4,567.36	5,600.00	-1,032.64	81.56%
6525 Phone - Office	129.65	130.00	-0.35	99.73%	388.75	780.00	-391.25	49.84%
6530 Trash Removal	12,796.50	12,617.00	179.50	101.42%	74,524.10	75,702.00	-1,177.90	98.44%
Total 6500 Utilities	\$ 17,757.65	\$ 50,647.00	-\$ 32,889.35	35.06%	\$ 119,174.89	\$ 123,053.00	-\$ 3,878.11	96.85%
Total Expenses	\$ 119,048.62	\$ 145,339.49	-\$ 26,290.87	81.91%	\$ 581,958.72	\$ 593,219.76	-\$ 11,261.04	98.10%
Net Operating Income	-\$ 112,649.62	-\$ 140,881.49	\$ 28,231.87	79.96%	\$ 978,686.51	\$ 962,035.24	\$ 16,651.27	101.73%
Other Income								
8100 Interest Income	4,244.66		4,244.66		16,849.45	0.00	16,849.45	
8105 Insurance Claim Proceeds			0.00		480.00	0.00	480.00	
Total Other Income	\$ 4,244.66	\$ 0.00	\$ 4,244.66		\$ 17,329.45	\$ 0.00	\$ 17,329.45	
Net Other Income	\$ 4,244.66	\$ 0.00	\$ 4,244.66		\$ 17,329.45	\$ 0.00	\$ 17,329.45	
Net Income	-\$ 108,404.96	-\$ 140,881.49	\$ 32,476.53	76.95%	\$ 996,015.96	\$ 962,035.24	\$ 33,980.72	103.53%

Homestead in the Willows HOA Reserve
Profit and Loss
January - June, 2025

	Jan 2025	Feb 2025	Mar 2025	Apr 2025	May 2025	Jun 2025	Total
Income							
4210 Late Fees - Perimeter Fence				25.00	875.00	269.36	1,169.36
4300 Perimeter Fence Special Assmt Income			3,616.66		0.00		3,616.66
4600 Miscellaneous Income				0.00	0.00	0.04	0.04
Total Income	\$ 0.00	\$ 0.00	\$ 3,616.66	\$ 25.00	\$ 875.00	\$ 269.40	\$ 4,786.06
Gross Profit	\$ 0.00	\$ 0.00	\$ 3,616.66	\$ 25.00	\$ 875.00	\$ 269.40	\$ 4,786.06
Expenses							
6060 Professional Fees	5,412.50	2,900.00					8,312.50
6090 Business Office Expenses	55,937.50	90,948.50	65,937.50		83,241.26		296,064.76
6100 Bad Debt Expense			-0.01		6,225.00		6,224.99
6130 Bank Service Charges	25.00	25.00	25.00		25.00		100.00
6270 Landscape Expenses		6,720.00	11,960.00				18,680.00
6290 Perimeter Fence - Other			-150.00				-150.00
6365 Pool Expenses			5,233.51		14,684.10		19,917.61
Total Expenses	\$ 61,375.00	\$ 100,593.50	\$ 83,006.00	\$ 0.00	\$ 104,175.36	\$ 0.00	\$ 349,149.86
Net Operating Income	-\$ 61,375.00	-\$ 100,593.50	-\$ 79,389.34	\$ 25.00	-\$ 103,300.36	\$ 269.40	-\$ 344,363.80
Other Income							
8100 Interest Income	808.79	1,098.23	1,098.79	1,137.81	1,639.44	1,474.60	7,257.66
Total Other Income	\$ 808.79	\$ 1,098.23	\$ 1,098.79	\$ 1,137.81	\$ 1,639.44	\$ 1,474.60	\$ 7,257.66
Net Other Income	\$ 808.79	\$ 1,098.23	\$ 1,098.79	\$ 1,137.81	\$ 1,639.44	\$ 1,474.60	\$ 7,257.66
Net Income	-\$ 60,566.21	-\$ 99,495.27	-\$ 78,290.55	\$ 1,162.81	-\$ 101,660.92	\$ 1,744.00	-\$ 337,106.14

Homestead in the Willows HOA Reserve
Balance Sheet
As of June 30, 2025

	Total
ASSETS	
Current Assets	
Bank Accounts	
1010 First American State Bank 6761	515,808.22
Total Bank Accounts	\$ 515,808.22
Accounts Receivable	
1200 Accounts Receivable	865,592.95
Total Accounts Receivable	\$ 865,592.95
Other Current Assets	
1315 Undeposited Funds	-838.31
1810 Due From Operating Fund - General	0.00
1825 Due From Operating Fund - Annual Fence	0.00
1830 Due From Operating Fund - Fence Assessment	1,924.97
Total Other Current Assets	\$ 1,086.66
Total Current Assets	\$ 1,382,487.83
TOTAL ASSETS	\$ 1,382,487.83
LIABILITIES AND EQUITY	
Liabilities	
Current Liabilities	
Accounts Payable	
2000 Accounts Payable	0.00
Total Accounts Payable	\$ 0.00
Other Current Liabilities	
2205 First American St Bk - LOC 6555	0.00
2305 Interest Payable	0.00
2306 Accrued Expenses	0.00
2345 Deferred Homeowner Dues/Assessments	0.00
2347 Prepaid Fence Assessments	0.00
2350 Due To Operating Fund - General	0.00
2355 Due To Operating Fund - Pool	0.00
2365 Due To Operating Fund - Annual Fence	0.00
Total Other Current Liabilities	\$ 0.00
Total Current Liabilities	\$ 0.00
Total Liabilities	\$ 0.00
Equity	
3900 Retained Earnings	1,719,593.97
Transfer From Operating Acct	0.00
Net Income	-337,106.14
Total Equity	\$ 1,382,487.83
TOTAL LIABILITIES AND EQUITY	\$ 1,382,487.83