

Cinnamon Village Homeowners Association, Inc

Balance Sheet For 9/30/2025

Assets

Mutual of Omaha Bank Operating	\$26,904.71
Mutual of Omaha - Reserve Acct	\$92,097.79
Accounts Receivable	\$33,110.41

Total Assets**\$152,112.91****Total Assets****\$152,112.91**

Liabilities

Accounts Payable	\$13,213.99
Accrued Expenses	(\$3,495.00)
Prepaid Assessments	\$7,400.18

Total Liabilities**\$17,119.17****Equity**

Net Income	\$10,847.43
Retained Earnings	\$125,486.31

Total Equity**\$136,333.74****Total Liabilities / Equity****\$153,452.91**

Cinnamon Village Homeowners Association, Inc

Statement of Revenues and Expenses 9/1/2025 - 9/30/2025

	Current Period			Year To Date			Annual Budget
	Actual	Budget	Variance	Actual	Budget	Variance	
Operating Income							
Income							
4000 - Assessment Income	18,040.00	18,208.25	(168.25)	162,360.00	163,874.25	(1,514.25)	218,499.00
4100 - Late Fee Income	180.00	-	180.00	1,520.00	-	1,520.00	-
4120 - Legal Fees Collection Income	-	-	-	(275.00)	-	(275.00)	-
4450 - Interest Income - Operating	1.43	-	1.43	19.45	-	19.45	-
4500 - Reserve Income	(1,762.82)	(1,767.82)	5.00	(15,895.38)	(15,910.38)	15.00	(21,213.79)
4700 - Move In/Out Fee	-	-	-	300.00	-	300.00	-
4850 - Bank Charges	-	-	-	70.00	-	70.00	-
Total Income	16,458.61	16,440.43	18.18	148,099.07	147,963.87	135.20	197,285.21
Total Income	16,458.61	16,440.43	18.18	148,099.07	147,963.87	135.20	197,285.21
Operating Expense							
Expense							
5050 - Electric	152.60	125.00	(27.60)	1,165.52	1,125.00	(40.52)	1,500.00
5100 - Water/Sewer	4,637.52	1,250.00	(3,387.52)	23,130.54	11,250.00	(11,880.54)	15,000.00
5400 - Trash Removal	2,226.65	3,750.00	1,523.35	36,178.95	33,750.00	(2,428.95)	45,000.00
6000 - Building Maintenance	-	583.33	583.33	760.09	5,249.97	4,489.88	7,000.00
6150 - Painting	-	250.00	250.00	-	2,250.00	2,250.00	3,000.00
6500 - Landscape Contract	2,724.95	1,791.67	(933.28)	16,349.70	16,125.03	(224.67)	21,500.00
6525 - Irrigation Repairs	-	333.33	333.33	-	2,999.97	2,999.97	4,000.00
6550 - Trees Replacement / Maintenanc	-	458.33	458.33	3,240.00	4,124.97	884.97	5,500.00
6610 - Asphalt & Concrete Maintenance	-	833.33	833.33	28,826.85	7,499.97	(21,326.88)	10,000.00
6630 - Roof and Gutter Maintenance	-	750.00	750.00	2,540.00	6,750.00	4,210.00	9,000.00
6700 - Snow Removal	-	2,500.00	2,500.00	12,890.00	22,500.00	9,610.00	30,000.00
6750 - Lighting Maintenance	-	750.00	750.00	2,085.00	6,750.00	4,665.00	9,000.00
6800 - Misc Grounds Maint	-	333.33	333.33	2,555.00	2,999.97	444.97	4,000.00
6850 - Signage	-	-	-	77.28	-	(77.28)	-
7000 - Management	1,675.39	1,675.39	-	15,078.51	15,078.51	-	20,104.69
7100 - Administration	214.52	375.00	160.48	2,783.23	3,375.00	591.77	4,500.00
7200 - Insurance	315.83	500.00	184.17	4,984.91	4,500.00	(484.91)	6,000.00
7300 - Audit/Tax Return	-	41.67	41.67	-	375.03	375.03	500.00
7500 - Legal	-	41.67	41.67	-	375.03	375.03	500.00
7510 - Legal Passthrough	574.32	83.33	(490.99)	574.32	749.97	175.65	1,000.00
7600 - Miscellaneous	-	.04	.04	-	.36	.36	.52
7800 - Community Events	-	15.00	15.00	-	135.00	135.00	180.00
7900 - Bank Charges	-	-	-	40.00	-	(40.00)	-
Total Expense	12,521.78	16,440.42	3,918.64	153,259.90	147,963.78	(5,296.12)	197,285.21
Total Expense	12,521.78	16,440.42	3,918.64	153,259.90	147,963.78	(5,296.12)	197,285.21
Operating Net Total	3,936.83	.01	3,936.82	(5,160.83)	.09	(5,160.92)	-

Cinnamon Village Homeowners Association, Inc

Statement of Revenues and Expenses 9/1/2025 - 9/30/2025

	Current Period			Year To Date			Annual Budget
	Actual	Budget	Variance	Actual	Budget	Variance	
Reserve Income							
Income							
4600 - Reserve Interest Income	12.63	-	12.63	112.88	-	112.88	-
8000 - Reserve Contributions	1,762.82	-	1,762.82	15,895.38	-	15,895.38	-
Total Income	1,775.45	-	1,775.45	16,008.26	-	16,008.26	-
Total Income	1,775.45	-	1,775.45	16,008.26	-	16,008.26	-
Reserve Net Total	1,775.45	-	1,775.45	16,008.26	-	16,008.26	-
Net Total	5,712.28	.01	5,712.27	10,847.43	.09	10,847.34	-