

Cinnamon Village Homeowners Association, Inc

Balance Sheet For 1/31/2026

Assets		
Mutual of Omaha Bank Operating	\$37,655.02	
Mutual of Omaha - Reserve Acct	\$99,281.74	
Accounts Receivable	\$36,220.41	
Total Assets		\$173,157.17
	Total Assets	\$173,157.17

Liabilities		
Accounts Payable	\$9,973.97	
Accrued Expenses	(\$3,495.00)	
Prepaid Assessments	\$8,064.18	
Total Liabilities		\$14,543.15

Equity		
Net Income	\$7,122.83	
Retained Earnings	\$152,831.19	
Total Equity		\$159,954.02
	Total Liabilities / Equity	\$174,497.17

Cinnamon Village Homeowners Association, Inc

Statement of Revenues and Expenses 1/1/2026 - 1/31/2026

	Current Period			Year To Date			Annual Budget
	Actual	Budget	Variance	Actual	Budget	Variance	
Operating Income							
Income							
4000 - Assessment Income	19,844.00	19,844.00	-	19,844.00	19,844.00	-	238,128.00
4100 - Late Fee Income	200.00	-	200.00	200.00	-	200.00	-
4450 - Interest Income - Operating	2.23	-	2.23	2.23	-	2.23	-
4500 - Reserve Income	(1,847.51)	(1,847.51)	-	(1,847.51)	(1,847.51)	-	(22,170.12)
Total Income	18,198.72	17,996.49	202.23	18,198.72	17,996.49	202.23	215,957.88
Total Income	18,198.72	17,996.49	202.23	18,198.72	17,996.49	202.23	215,957.88
Operating Expense							
Expense							
5050 - Electric	144.71	141.67	(3.04)	144.71	141.67	(3.04)	1,700.00
5100 - Water/Sewer	66.54	1,416.67	1,350.13	66.54	1,416.67	1,350.13	17,000.00
5400 - Trash Removal	2,356.65	2,875.00	518.35	2,356.65	2,875.00	518.35	34,500.00
6000 - Building Maintenance	-	250.00	250.00	-	250.00	250.00	3,000.00
6150 - Painting	-	3,125.00	3,125.00	-	3,125.00	3,125.00	37,500.00
6500 - Landscape Contract	-	2,500.00	2,500.00	-	2,500.00	2,500.00	30,000.00
6525 - Irrigation Repairs	-	250.00	250.00	-	250.00	250.00	3,000.00
6550 - Trees Replacement / Maintenanc	-	375.00	375.00	-	375.00	375.00	4,500.00
6610 - Asphalt & Concrete Maintenance	-	500.00	500.00	-	500.00	500.00	6,000.00
6630 - Roof and Gutter Maintenance	2,743.00	750.00	(1,993.00)	2,743.00	750.00	(1,993.00)	9,000.00
6700 - Snow Removal	5,398.75	2,333.33	(3,065.42)	5,398.75	2,333.33	(3,065.42)	28,000.00
6750 - Lighting Maintenance	-	416.67	416.67	-	416.67	416.67	5,000.00
6800 - Misc Grounds Maint	-	333.33	333.33	-	333.33	333.33	4,000.00
7000 - Management	1,725.65	1,725.65	-	1,725.65	1,725.65	-	20,707.80
7100 - Administration	184.70	316.67	131.97	184.70	316.67	131.97	3,800.00
7200 - Insurance	315.83	520.83	205.00	315.83	520.83	205.00	6,250.00
7300 - Audit/Tax Return	-	41.67	41.67	-	41.67	41.67	500.00
7500 - Legal	-	41.67	41.67	-	41.67	41.67	500.00
7510 - Legal Passthrough	-	83.33	83.33	-	83.33	83.33	1,000.00
7600 - Miscellaneous	-	.01	.01	-	.01	.01	.08
Total Expense	12,935.83	17,996.50	5,060.67	12,935.83	17,996.50	5,060.67	215,957.88
Total Expense	12,935.83	17,996.50	5,060.67	12,935.83	17,996.50	5,060.67	215,957.88
Operating Net Total	5,262.89	(.01)	5,262.90	5,262.89	(.01)	5,262.90	-

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Statement of Revenues and Expenses 1/1/2026 - 1/31/2026

	Current Period			Year To Date			Annual Budget
	Actual	Budget	Variance	Actual	Budget	Variance	
Reserve Income							
Income							
4600 - Reserve Interest Income	12.43	-	12.43	12.43	-	12.43	-
8000 - Reserve Contributions	1,847.51	-	1,847.51	1,847.51	-	1,847.51	-
Total Income	1,859.94	-	1,859.94	1,859.94	-	1,859.94	-
Total Income	1,859.94	-	1,859.94	1,859.94	-	1,859.94	-
Reserve Net Total	1,859.94	-	1,859.94	1,859.94	-	1,859.94	-
Net Total	7,122.83	(.01)	7,122.84	7,122.83	(.01)	7,122.84	-