

Savannah Owners Association, Inc.

Balance Sheet For 3/31/2026

Assets

Mutual of Omaha Bank Operating	(\$43,031.93)
Mutual of Omaha - Reserve Acct	\$177,389.21
First Citizen Bank Special Assessment	\$39,014.44
Accounts Receivable	\$99,183.35
Due to Reserves from Operating	\$30,000.00

Total Assets

	<u>\$302,555.07</u>
Total Assets	<u>\$302,555.07</u>

Liabilities

Accounts Payable	(\$145,289.64)
Accrued Expenses	\$4,666.56
Due to Reserves	\$59,511.00
Prepaid Assessments	\$28,901.43
Suspense	(\$13,386.75)

Total Liabilities

(\$65,597.40)

Equity

Initial Contribution	\$19,948.50
Net Income	(\$4,060.03)
Retained Earnings	(\$20,072.88)
Retained Earnings - Reserve	\$372,336.88

Total Equity

	<u>\$368,152.47</u>
Total Liabilities / Equity	<u>\$302,555.07</u>

Savannah Owners Association, Inc.

Statement of Revenues and Expenses 3/1/2026 - 3/31/2026

	Current Period			Year To Date			Annual Budget
	Actual	Budget	Variance	Actual	Budget	Variance	
Operating Income							
Income							
4000 - Assessment Income	75,620.00	75,610.25	9.75	226,860.00	226,830.75	29.25	907,323.00
4020 - Violation Income	-	-	-	50.00	-	50.00	-
4100 - Late Fee Income	135.00	62.50	72.50	375.00	187.50	187.50	750.00
4175 - Key or Fob Charge	200.00	-	200.00	400.00	-	400.00	-
4450 - Interest Income - Operating	2.80	-	2.80	6.78	-	6.78	-
4500 - Reserve Income	-	-	-	(18,193.34)	-	(18,193.34)	-
4550 - RESERVE INCOME NEW OWNER	-	125.00	(125.00)	-	375.00	(375.00)	1,500.00
4700 - Garage Income	2,670.00	2,670.00	-	8,010.00	8,010.00	-	32,040.00
4850 - Bank Charges	-	-	-	40.00	-	40.00	-
Total Income	78,627.80	78,467.75	160.05	217,548.44	235,403.25	(17,854.81)	941,613.00
Total Income	78,627.80	78,467.75	160.05	217,548.44	235,403.25	(17,854.81)	941,613.00

Operating Expense

Expense							
5000 - Gas	86.04	358.33	272.29	343.12	1,074.99	731.87	4,300.00
5050 - Electric	1,946.15	1,875.00	(71.15)	6,183.34	5,625.00	(558.34)	22,500.00
5100 - Water/Sewer	15,987.92	14,000.00	(1,987.92)	49,926.60	42,000.00	(7,926.60)	168,000.00
5200 - Telephone	-	95.83	95.83	176.81	287.49	110.68	1,150.00
5400 - Trash Removal	12,560.82	2,925.00	(9,635.82)	15,960.82	8,775.00	(7,185.82)	35,100.00
6000 - Exterior Building Maint.	-	125.00	125.00	-	375.00	375.00	1,500.00
6050 - Garage Maintenance	-	83.33	83.33	-	249.99	249.99	1,000.00
6200 - Building Maintenance	4,506.92	833.33	(3,673.59)	20,748.04	2,499.99	(18,248.05)	10,000.00
6500 - Landscape Contract	-	1,916.67	1,916.67	-	5,750.01	5,750.01	23,000.00
6525 - Irrigation Repairs	-	333.33	333.33	467.26	999.99	532.73	4,000.00
6550 - Plants/Trees	-	83.33	83.33	-	249.99	249.99	1,000.00
6600 - Parking Lot/Concrete Maint	-	333.33	333.33	-	999.99	999.99	4,000.00
6610 - Fence Maintenance	-	41.67	41.67	-	125.01	125.01	500.00
6625 - Security Gates	60.95	416.67	355.72	123.90	1,250.01	1,126.11	5,000.00
6630 - Fire Monitoring Expense	-	1,541.67	1,541.67	3,512.00	4,625.01	1,113.01	18,500.00
6640 - Fire Alarm Maintenance	1,097.88	3,833.33	2,735.45	10,581.72	11,499.99	918.27	46,000.00
6650 - Janitorial	1,550.00	1,550.00	-	3,100.00	4,650.00	1,550.00	18,600.00
6655 - Recreation Facility	-	41.67	41.67	200.00	125.01	(74.99)	500.00
6665 - Pool & Spa Maintenance	-	1,416.67	1,416.67	-	4,250.01	4,250.01	17,000.00
6700 - Snow Removal	6,706.25	2,666.67	(4,039.58)	12,053.75	8,000.01	(4,053.74)	32,000.00
6750 - Lighting Maintenance	349.64	500.00	150.36	1,671.34	1,500.00	(171.34)	6,000.00
6800 - Misc Grounds Maint	1,848.94	833.33	(1,015.61)	9,185.58	2,499.99	(6,685.59)	10,000.00
6850 - Signage	-	20.83	20.83	-	62.49	62.49	250.00
7000 - Management	3,278.00	3,278.00	-	9,834.00	9,834.00	-	39,336.00
7100 - Administration	288.18	416.67	128.49	1,742.15	1,250.01	(492.14)	5,000.00
7200 - Insurance	70,456.69	25,833.33	(44,623.36)	88,151.24	77,499.99	(10,651.25)	310,000.00
7225 - HOA Line of Credit Loan	3,388.43	3,388.42	(01)	10,165.29	10,165.26	(03)	40,661.00

Savannah Owners Association, Inc.

Statement of Revenues and Expenses 3/1/2026 - 3/31/2026

	Current Period			Year To Date			Annual Budget
	Actual	Budget	Variance	Actual	Budget	Variance	
Operating Expense							
7300 - Audit/Tax Return	-	458.33	458.33	-	1,374.99	1,374.99	5,500.00
7500 - Legal	5,319.50	166.67	(5,152.83)	6,292.50	500.01	(5,792.49)	2,000.00
7510 - Legal Passthrough	58.00	-	(58.00)	58.00	-	(58.00)	-
7600 - Miscellaneous	-	4.67	4.67	-	14.01	14.01	56.00
7900 - Bank Charges	-	-	-	20.00	-	(20.00)	-
8000 - Reserve Contributions	-	7,708.33	7,708.33	-	23,124.99	23,124.99	92,500.00
8020 - Reserve Contribution Garage	-	1,388.33	1,388.33	-	4,164.99	4,164.99	16,660.00
Total Expense	129,490.31	78,467.74	(51,022.57)	250,497.46	235,403.22	(15,094.24)	941,613.00
Total Expense	129,490.31	78,467.74	(51,022.57)	250,497.46	235,403.22	(15,094.24)	941,613.00
 Operating Net Total	 (50,862.51)	 .01	 (50,862.52)	 (32,949.02)	 .03	 (32,949.05)	 -

Savannah Owners Association, Inc.

Statement of Revenues and Expenses 3/1/2026 - 3/31/2026

	Current Period			Year To Date			Annual Budget
	Actual	Budget	Variance	Actual	Budget	Variance	
Reserve Income							
Income							
4550 - RESERVE INCOME NEW OWNER	-	-	-	1,520.00	-	1,520.00	-
8100 - Reserve Interest Income	28.74	-	28.74	78.98	-	78.98	-
Total Income	28.74	-	28.74	1,598.98	-	1,598.98	-
Total Income	28.74	-	28.74	1,598.98	-	1,598.98	-
Reserve Expense							
Expense							
8000 - Reserve Contributions	(9,096.67)	-	9,096.67	(27,290.01)	-	27,290.01	-
Total Expense	(9,096.67)	-	9,096.67	(27,290.01)	-	27,290.01	-
Total Expense	(9,096.67)	-	9,096.67	(27,290.01)	-	27,290.01	-
Reserve Net Total	9,125.41	-	9,125.41	28,888.99	-	28,888.99	-
Net Total	(41,737.10)	.01	(41,737.11)	(4,060.03)	.03	(4,060.06)	-