

Savannah Owners Association, Inc.

Balance Sheet For 5/31/2026

Assets

| | |
|---------------------------------------|--------------|
| Mutual of Omaha Bank Operating | \$21,181.54 |
| Mutual of Omaha - Reserve Acct | \$166,540.58 |
| First Citizen Bank Special Assessment | \$39,014.44 |
| Accounts Receivable | \$103,083.35 |
| Due from Reserves | \$20,000.00 |
| Due to Reserves from Operating | \$10,000.00 |

Total Assets

| | |
|---------------------|-----------------------------------|
| | <u>\$359,819.91</u> |
| Total Assets | <u><u>\$359,819.91</u></u> |

Liabilities

| | |
|---------------------|----------------|
| Accounts Payable | (\$113,045.62) |
| Accrued Expenses | \$4,666.56 |
| Due to Reserves | \$59,511.00 |
| Prepaid Assessments | \$27,703.65 |
| Suspense | (\$13,386.75) |

Total Liabilities

(\$34,551.16)

Equity

| | |
|-----------------------------|---------------|
| Initial Contribution | \$19,948.50 |
| Net Income | \$22,158.57 |
| Retained Earnings | (\$20,072.88) |
| Retained Earnings - Reserve | \$372,336.88 |

Total Equity

| | |
|-----------------------------------|-----------------------------------|
| | <u>\$394,371.07</u> |
| Total Liabilities / Equity | <u><u>\$359,819.91</u></u> |

Savannah Owners Association, Inc.

Statement of Revenues and Expenses 5/1/2026 - 5/31/2026

| | 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 | 378,100.00 | 378,051.25 | 48.75 | 907,323.00 |
| 4020 - Violation Income | - | - | - | 50.00 | - | 50.00 | - |
| 4100 - Late Fee Income | 135.00 | 62.50 | 72.50 | 645.00 | 312.50 | 332.50 | 750.00 |
| 4175 - Key or Fob Charge | 50.00 | - | 50.00 | 450.00 | - | 450.00 | - |
| 4450 - Interest Income - Operating | 1.32 | - | 1.32 | 9.05 | - | 9.05 | - |
| 4500 - Reserve Income | - | - | - | (27,290.01) | - | (27,290.01) | - |
| 4550 - RESERVE INCOME NEW OWNER | - | 125.00 | (125.00) | - | 625.00 | (625.00) | 1,500.00 |
| 4700 - Garage Income | 2,670.00 | 2,670.00 | - | 13,350.00 | 13,350.00 | - | 32,040.00 |
| 4850 - Bank Charges | - | - | - | 40.00 | - | 40.00 | - |
| Total Income | 78,476.32 | 78,467.75 | 8.57 | 365,354.04 | 392,338.75 | (26,984.71) | 941,613.00 |
| Total Income | 78,476.32 | 78,467.75 | 8.57 | 365,354.04 | 392,338.75 | (26,984.71) | 941,613.00 |

Operating Expense

| Expense | | | | | | | |
|-----------------------------------|-----------|-----------|-------------|------------|------------|-------------|------------|
| 5000 - Gas | 367.00 | 358.33 | (8.67) | 780.04 | 1,791.65 | 1,011.61 | 4,300.00 |
| 5050 - Electric | 1,975.88 | 1,875.00 | (100.88) | 10,003.21 | 9,375.00 | (628.21) | 22,500.00 |
| 5100 - Water/Sewer | 16,371.77 | 14,000.00 | (2,371.77) | 83,009.63 | 70,000.00 | (13,009.63) | 168,000.00 |
| 5200 - Telephone | 92.46 | 95.83 | 3.37 | 454.26 | 479.15 | 24.89 | 1,150.00 |
| 5400 - Trash Removal | 4,014.02 | 2,925.00 | (1,089.02) | 23,584.19 | 14,625.00 | (8,959.19) | 35,100.00 |
| 6000 - Exterior Building Maint. | - | 125.00 | 125.00 | 350.00 | 625.00 | 275.00 | 1,500.00 |
| 6050 - Garage Maintenance | - | 83.33 | 83.33 | - | 416.65 | 416.65 | 1,000.00 |
| 6200 - Building Maintenance | 15,145.16 | 833.33 | (14,311.83) | 40,475.20 | 4,166.65 | (36,308.55) | 10,000.00 |
| 6500 - Landscape Contract | 3,163.02 | 1,916.67 | (1,246.35) | 6,264.02 | 9,583.35 | 3,319.33 | 23,000.00 |
| 6525 - Irrigation Repairs | 2,362.95 | 333.33 | (2,029.62) | 2,830.21 | 1,666.65 | (1,163.56) | 4,000.00 |
| 6550 - Plants/Trees | - | 83.33 | 83.33 | 700.00 | 416.65 | (283.35) | 1,000.00 |
| 6600 - Parking Lot/Concrete Maint | - | 333.33 | 333.33 | 350.00 | 1,666.65 | 1,316.65 | 4,000.00 |
| 6610 - Fence Maintenance | - | 41.67 | 41.67 | - | 208.35 | 208.35 | 500.00 |
| 6625 - Security Gates | 62.95 | 416.67 | 353.72 | 649.80 | 2,083.35 | 1,433.55 | 5,000.00 |
| 6630 - Fire Monitoring Expense | - | 1,541.67 | 1,541.67 | 6,159.00 | 7,708.35 | 1,549.35 | 18,500.00 |
| 6640 - Fire Alarm Maintenance | - | 3,833.33 | 3,833.33 | 14,623.80 | 19,166.65 | 4,542.85 | 46,000.00 |
| 6650 - Janitorial | 1,550.00 | 1,550.00 | - | 6,200.00 | 7,750.00 | 1,550.00 | 18,600.00 |
| 6655 - Recreation Facility | 200.00 | 41.67 | (158.33) | 400.00 | 208.35 | (191.65) | 500.00 |
| 6665 - Pool & Spa Maintenance | 2,271.68 | 1,416.67 | (855.01) | 3,622.12 | 7,083.35 | 3,461.23 | 17,000.00 |
| 6700 - Snow Removal | - | 2,666.67 | 2,666.67 | 12,053.75 | 13,333.35 | 1,279.60 | 32,000.00 |
| 6750 - Lighting Maintenance | 201.00 | 500.00 | 299.00 | 2,214.95 | 2,500.00 | 285.05 | 6,000.00 |
| 6800 - Misc Grounds Maint | 838.02 | 833.33 | (4.69) | 10,772.76 | 4,166.65 | (6,606.11) | 10,000.00 |
| 6850 - Signage | 65.21 | 20.83 | (44.38) | 65.21 | 104.15 | 38.94 | 250.00 |
| 7000 - Management | 3,278.00 | 3,278.00 | - | 16,390.00 | 16,390.00 | - | 39,336.00 |
| 7100 - Administration | 717.23 | 416.67 | (300.56) | 4,890.60 | 2,083.35 | (2,807.25) | 5,000.00 |
| 7200 - Insurance | 11,283.35 | 25,833.33 | 14,549.98 | 110,730.93 | 129,166.65 | 18,435.72 | 310,000.00 |
| 7225 - HOA Line of Credit Loan | 3,388.43 | 3,388.42 | (0.01) | 16,942.15 | 16,942.10 | (0.05) | 40,661.00 |

Savannah Owners Association, Inc.

Statement of Revenues and Expenses 5/1/2026 - 5/31/2026

| | Current Period | | | Year To Date | | | Annual Budget |
|------------------------------------|------------------|------------------|------------------|--------------------|-------------------|--------------------|-------------------|
| | Actual | Budget | Variance | Actual | Budget | Variance | |
| Operating Expense | | | | | | | |
| 7300 - Audit/Tax Return | - | 458.33 | 458.33 | - | 2,291.65 | 2,291.65 | 5,500.00 |
| 7500 - Legal | 29.00 | 166.67 | 137.67 | 6,642.00 | 833.35 | (5,808.65) | 2,000.00 |
| 7510 - Legal Passthrough | - | - | - | 58.00 | - | (58.00) | - |
| 7600 - Miscellaneous | - | 4.67 | 4.67 | - | 23.35 | 23.35 | 56.00 |
| 7900 - Bank Charges | - | - | - | 20.00 | - | (20.00) | - |
| 8000 - Reserve Contributions | - | 7,708.33 | 7,708.33 | - | 38,541.65 | 38,541.65 | 92,500.00 |
| 8020 - Reserve Contribution Garage | - | 1,388.33 | 1,388.33 | - | 6,941.65 | 6,941.65 | 16,660.00 |
| Total Expense | 67,377.13 | 78,467.74 | 11,090.61 | 381,235.83 | 392,338.70 | 11,102.87 | 941,613.00 |
| Total Expense | 67,377.13 | 78,467.74 | 11,090.61 | 381,235.83 | 392,338.70 | 11,102.87 | 941,613.00 |
| | | | | | | | |
| Operating Net Total | 11,099.19 | .01 | 11,099.18 | (15,881.79) | .05 | (15,881.84) | - |

Savannah Owners Association, Inc.

Statement of Revenues and Expenses 5/1/2026 - 5/31/2026

| | 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 | 28.40 | - | 28.40 | 133.68 | - | 133.68 | - |
| Total Income | 28.40 | - | 28.40 | 1,653.68 | - | 1,653.68 | - |
| Total Income | 28.40 | - | 28.40 | 1,653.68 | - | 1,653.68 | - |
| Reserve Expense | | | | | | | |
| Expense | | | | | | | |
| 8000 - Reserve Contributions | - | - | - | (36,386.68) | - | 36,386.68 | - |
| Total Expense | - | - | - | (36,386.68) | - | 36,386.68 | - |
| Total Expense | - | - | - | (36,386.68) | - | 36,386.68 | - |
| Reserve Net Total | 28.40 | - | 28.40 | 38,040.36 | - | 38,040.36 | - |
| Net Total | 11,127.59 | .01 | 11,127.58 | 22,158.57 | .05 | 22,158.52 | - |