

# The Oaks Owners Association, Inc

## Balance Sheet For 1/31/2026

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### Assets

Mutual of Omaha Bank Operating	\$39,457.77
Mutual of Omaha Bank - Reserve	\$59,846.68
Accounts Receivable	\$8,887.57

### Total Assets

	<u>\$108,192.02</u>
<b>Total Assets</b>	<b><u>\$108,192.02</u></b>

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### Liabilities

Accounts Payable	\$1,380.93
Due to Reserves	\$50.00
Prepaid Assessments	\$5,542.43
Suspense	(\$500.00)

### Total Liabilities

\$6,473.36

### Equity

Initial Contribution	\$1,687.50
Net Income	\$13,830.17
Retained Earnings	\$81,047.36
Retained Earnings - Reserve	\$5,116.97
Bank Charges	(\$260.00)

### Total Equity

	<u>\$101,422.00</u>
<b>Total Liabilities / Equity</b>	<b><u>\$107,895.36</u></b>

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# The Oaks Owners 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	
<b>Operating Income</b>							
<b>Income</b>							
4000 - Assessment Income	17,690.00	17,690.00	-	17,690.00	17,690.00	-	70,760.00
4100 - Late Fee Income	400.00	-	400.00	400.00	-	400.00	-
4450 - Operating Interest Income	1.65	-	1.65	1.65	-	1.65	-
4500 - Reserve Income	(902.95)	(91.20)	(811.75)	(902.95)	(91.20)	(811.75)	(1,094.40)
4850 - Bank Charges	10.00	-	10.00	10.00	-	10.00	-
<b>Total Income</b>	<b>17,198.70</b>	<b>17,598.80</b>	<b>(400.10)</b>	<b>17,198.70</b>	<b>17,598.80</b>	<b>(400.10)</b>	<b>69,665.60</b>
<b>Total Income</b>	<b>17,198.70</b>	<b>17,598.80</b>	<b>(400.10)</b>	<b>17,198.70</b>	<b>17,598.80</b>	<b>(400.10)</b>	<b>69,665.60</b>
<b>Operating Expense</b>							
<b>Expense</b>							
5000 - Electric	99.90	62.50	(37.40)	99.90	62.50	(37.40)	750.00
5100 - Trash	2,179.66	2,083.33	(96.33)	2,179.66	2,083.33	(96.33)	25,000.00
5200 - Water/Sewer	89.10	216.67	127.57	89.10	216.67	127.57	2,600.00
6500 - Landscape Contract	-	625.00	625.00	-	625.00	625.00	7,500.00
6525 - Irrigation Repairs	-	50.00	50.00	-	50.00	50.00	600.00
6600 - Landscape-Other	-	41.67	41.67	-	41.67	41.67	500.00
6700 - Common Area Lights	-	104.17	104.17	-	104.17	104.17	1,250.00
7000 - Management	1,486.46	1,486.46	-	1,486.46	1,486.46	-	17,837.52
7100 - Administration	423.88	416.67	(7.21)	423.88	416.67	(7.21)	5,000.00
7200 - Insurance	-	525.00	525.00	-	525.00	525.00	6,300.00
7300 - Audit/Tax Return	-	41.67	41.67	-	41.67	41.67	500.00
7500 - Legal - General	-	69.00	69.00	-	69.00	69.00	828.00
7600 - Miscellaneous	-	.01	.01	-	.01	.01	.08
7650 - Community Activities	-	83.33	83.33	-	83.33	83.33	1,000.00
<b>Total Expense</b>	<b>4,279.00</b>	<b>5,805.48</b>	<b>1,526.48</b>	<b>4,279.00</b>	<b>5,805.48</b>	<b>1,526.48</b>	<b>69,665.60</b>
<b>Total Expense</b>	<b>4,279.00</b>	<b>5,805.48</b>	<b>1,526.48</b>	<b>4,279.00</b>	<b>5,805.48</b>	<b>1,526.48</b>	<b>69,665.60</b>
<b>Operating Net Total</b>	<b>12,919.70</b>	<b>11,793.32</b>	<b>1,126.38</b>	<b>12,919.70</b>	<b>11,793.32</b>	<b>1,126.38</b>	<b>-</b>

# The Oaks Owners 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	
<b>Reserve Income</b>							
<b>Income</b>							
4600 - Reserve Interest Income	7.52	-	7.52	7.52	-	7.52	-
<b>Total Income</b>	<b>7.52</b>	<b>-</b>	<b>7.52</b>	<b>7.52</b>	<b>-</b>	<b>7.52</b>	<b>-</b>
<b>Expense</b>							
8000 - Reserve Contributions	902.95	-	902.95	902.95	-	902.95	-
<b>Total Expense</b>	<b>902.95</b>	<b>-</b>	<b>902.95</b>	<b>902.95</b>	<b>-</b>	<b>902.95</b>	<b>-</b>
<b>Total Income</b>	<b>910.47</b>	<b>-</b>	<b>910.47</b>	<b>910.47</b>	<b>-</b>	<b>910.47</b>	<b>-</b>
<b>Reserve Net Total</b>	<b>910.47</b>	<b>-</b>	<b>910.47</b>	<b>910.47</b>	<b>-</b>	<b>910.47</b>	<b>-</b>
<b>Net Total</b>	<b>13,830.17</b>	<b>11,793.32</b>	<b>2,036.85</b>	<b>13,830.17</b>	<b>11,793.32</b>	<b>2,036.85</b>	<b>-</b>