

Barringtons At Wedgewood Villas Condo. Assoc.
BALANCE SHEET
As of May 31, 2026

ASSETS

OPERATING

1105-Alliance-OP xx0219	\$ 44,969.66
1111-Alliance-Debit Card xx0867	<u>500.03</u>
Total Operating	\$ 45,469.69

RESERVES

1112-Alliance-RES xx0227	\$ 50,402.82
1113-Alliance-CD xx0037 8/27/26	22,509.66
1114-Alliance-CD xx0889 3/30/27	11,951.32
1115-Alliance-CD xx5367 8/30/26	51,746.46
1116-Alliance-CD xx2553 9/28/26	23,887.67
1118-Alliance-CD xx4744 7/11/26	<u>23,270.69</u>
Total Reserves	\$ 183,768.62

TOTAL ASSETS	\$ 229,238.31
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LIABILITIES AND OWNERS' EQUITY

CURRENT LIABILITIES

2080-Prepaid - Owners	\$ 8,035.00
Total Current Liabilities	\$ 8,035.00
Total Liabilities	\$ 8,035.00

ASSOCIATION EQUITY

YEAR-TO-DATE NET INCOME	\$ 2,324.03
Retained Earnings	<u>218,879.28</u>
Total Equity	\$ 221,203.31

TOTAL LIABILITIES AND EQUITY	\$ 229,238.31
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Barringtons At Wedgewood Villas Condo. Assoc.

Operating Income Statement

Account Name	1 Month Ended 05/31/26	1 Month Ended 05/31/26		5 Months Ended 05/31/26	5 Months Ended 05/31/26		
	MTD Actual	MTD Budget	MTD Variance	YTD Actual	YTD Budget	YTD Variance	Annual Budget
REVENUES							
5110 - Dues-OP	\$ 12,000.00	\$ 12,000.00	\$ 0.00	\$ 60,000.00	\$ 60,000.00	\$ 0.00	\$ 144,000.00
5130 - Interest Inc-OP	1.03	0.00	1.03	5.27	0.00	5.27	0.00
TOTAL REVENUES	<u>\$ 12,001.03</u>	<u>\$ 12,000.00</u>	<u>\$ 1.03</u>	<u>\$ 60,005.27</u>	<u>\$ 60,000.00</u>	<u>\$ 5.27</u>	<u>\$ 144,000.00</u>
TOTAL OPERATING INC	<u>\$ 12,001.03</u>	<u>\$ 12,000.00</u>	<u>\$ 1.03</u>	<u>\$ 60,005.27</u>	<u>\$ 60,000.00</u>	<u>\$ 5.27</u>	<u>\$ 144,000.00</u>
OPERATING EXPENSES							
UTILITIES							
6110 - Electric	\$ 116.75	\$ 80.00	\$ 36.75	\$ 540.15	\$ 460.00	\$ 80.15	\$ 1,000.00
6130 - Water/Sewer	28.00	400.00	(372.00)	140.00	514.00	(374.00)	6,000.00
TOTAL UTILITIES	<u>144.75</u>	<u>480.00</u>	<u>(335.25)</u>	<u>680.15</u>	<u>974.00</u>	<u>(293.85)</u>	<u>7,000.00</u>
LAWN & GROUNDS MAINT							
6210 - Landscape Contract	\$ 6,252.08	\$ 6,139.41	\$ 112.67	\$ 30,697.15	\$ 30,697.13	\$ 0.02	\$ 73,673.00
6290 - Irrigation	0.00	2,000.00	(2,000.00)	553.13	2,000.00	(1,446.87)	4,000.00
6295 - Landscape Misc	0.00	0.00	0.00	243.00	2,140.00	(1,897.00)	5,000.00
TOTAL LAWN & GROUNDS	<u>6,252.08</u>	<u>8,139.41</u>	<u>(1,887.33)</u>	<u>31,493.28</u>	<u>34,837.13</u>	<u>(3,343.85)</u>	<u>82,673.00</u>
BUILDING MAINTENANCE							
6311 - General Maint	\$ 219.00	\$ 3,500.00	\$ (3,281.00)	\$ 368.38	\$ 3,800.00	\$ (3,431.62)	\$ 5,500.00
TOTAL BUILDING MAINT	<u>219.00</u>	<u>3,500.00</u>	<u>(3,281.00)</u>	<u>368.38</u>	<u>3,800.00</u>	<u>(3,431.62)</u>	<u>5,500.00</u>
SNOW REMOVAL							
6610 - Snow Removal	\$ 0.00	\$ 0.00	\$ 0.00	\$ 2,716.83	\$ 4,500.00	\$ (1,783.17)	\$ 5,000.00
TOTAL SNOW REMOVAL	<u>0.00</u>	<u>0.00</u>	<u>0.00</u>	<u>2,716.83</u>	<u>4,500.00</u>	<u>(1,783.17)</u>	<u>5,000.00</u>
ADMINISTRATIVE							
6710 - Trash Removal	\$ 601.12	\$ 601.16	\$ (0.04)	\$ 3,005.60	\$ 3,005.88	\$ (0.28)	\$ 7,214.00
6720 - Management Fee	650.00	650.00	0.00	3,250.00	3,250.00	0.00	7,800.00
6725 - Professional Svcs	0.00	0.00	0.00	50.00	0.00	50.00	500.00
6735 - Bank Fees	0.00	0.00	0.00	10.00	0.00	10.00	0.00
6740 - Insurance	3,006.15	3,006.15	0.00	25,749.40	25,749.40	0.00	37,774.00
6745 - Tax Prep	0.00	0.00	0.00	275.00	260.00	15.00	260.00
6750 - RE Taxes	0.00	0.00	0.00	130.24	130.00	0.24	130.00
TOTAL ADMINISTRATIVE	<u>4,257.27</u>	<u>4,257.31</u>	<u>(0.04)</u>	<u>32,470.24</u>	<u>32,395.28</u>	<u>74.96</u>	<u>53,678.00</u>
ASSOCIATION FUNCTIONS							
6810 - Social Functions	\$ 0.00	\$ 0.00	\$ 0.00	\$ 0.00	\$ 0.00	\$ 0.00	\$ 125.00
TOTAL ASSOCIATION FUNCTIONS	<u>0.00</u>	<u>0.00</u>	<u>0.00</u>	<u>0.00</u>	<u>0.00</u>	<u>0.00</u>	<u>125.00</u>
OFFICE EXPENSE							
6910 - Off Exp-Supplies	\$ 139.37	\$ 5.00	\$ 134.37	\$ 164.85	\$ 195.00	\$ (30.15)	\$ 300.00

Operating Income Statement

	1 Month Ended 05/31/26	1 Month Ended 05/31/26		5 Months Ended 05/31/26	5 Months Ended 05/31/26		
Account Name	MTD Actual	MTD Budget	MTD Variance	YTD Actual	YTD Budget	YTD Variance	Annual Budget
6920 - Off Exp-Website	0.00	0.00	0.00	1,181.71	849.00	332.71	849.00
6930 - Off Exp-Postage	0.00	0.00	0.00	6.95	0.00	6.95	0.00
TOTAL OFFICE EXPENSE	139.37	5.00	134.37	1,353.51	1,044.00	309.51	1,149.00
TOTAL OPERATING EXPENSES	\$ 11,012.47	\$ 16,381.72	\$ (5,369.25)	\$ 69,082.39	\$ 77,550.41	\$ (8,468.02)	\$ 155,125.00
NET INCOME (LOSS)	\$ 988.56	\$ (4,381.72)	\$ 5,370.28	\$ (9,077.12)	\$ (17,550.41)	\$ 8,473.29	\$ (11,125.00)

Barringtons At Wedgewood Villas Condo. Assoc.

Reserves Income Statement

Account Name	1 Month Ended		1 Month Ended		5 Months Ended		5 Months Ended	
	05/31/26		05/31/26		05/31/26		05/31/26	
	MTD Actual	MTD Budget	MTD Variance	YTD Actual	YTD Budget	YTD Variance	Annual Budget	
RESERVE INCOME								
5111 - Dues-RES	\$ 2,000.00	\$ 2,000.00	\$ 0.00	\$ 10,000.00	\$ 10,000.00	\$ 0.00	\$ 24,000.00	
5120 - New Owner Contr	0.00	0.00	0.00	700.00	0.00	700.00	0.00	
5135 - Interest Inc-RES	7.92	0.00	7.92	29.65	0.00	29.65	0.00	
5140 - Interest Inc-CD	389.67	0.00	389.67	1,980.50	0.00	1,980.50	0.00	
TOTAL RESERVE INCOME	\$ 2,397.59	\$ 2,000.00	\$ 397.59	\$ 12,710.15	\$ 10,000.00	\$ 2,710.15	\$ 24,000.00	
RESERVE EXPENSES								
7010 - INCOME TAX	\$ 0.00	\$ 0.00	\$ 0.00	\$ 1,309.00	\$ 0.00	\$ 1,309.00	\$ 0.00	
TOTAL RESERVE EXPENSES	\$ 0.00	\$ 0.00	\$ 0.00	\$ 1,309.00	\$ 0.00	\$ 1,309.00	\$ 0.00	
NET RESERVE INCOME/(DRAIN)	\$ 2,397.59	\$ 2,000.00	\$ 397.59	\$ 11,401.15	\$ 10,000.00	\$ 1,401.15	\$ 24,000.00	

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INCOME STATEMENT

Account Name	1 Month Ended		MTD Variance	5 Months Ended		YTD Variance	Annual Budget
	05/31/26	05/31/26		05/31/26	05/31/26		
MTD Actual	MTD Budget		YTD Actual	YTD Budget			
REVENUES							
5111 - Dues-RES	\$ 2,000.00	2,000.00	0.00	10,000.00	10,000.00	0.00	24,000.00
5120 - New Owner Contr	0.00	0.00	0.00	700.00	0.00	700.00	0.00
5135 - Interest Inc-RES	7.92	0.00	7.92	29.65	0.00	29.65	0.00
5140 - Interest Inc-CD	389.67	0.00	389.67	1,980.50	0.00	1,980.50	0.00
5110 - Dues-OP	12,000.00	12,000.00	0.00	60,000.00	60,000.00	0.00	144,000.00
5130 - Interest Inc-OP	1.03	0.00	1.03	5.27	0.00	5.27	0.00
TOTAL REVENUES	\$ 14,398.62	\$ 14,000.00	398.62	\$ 72,715.42	\$ 70,000.00	2,715.42	\$ 168,000.00
OPERATING EXPENSES							
UTILITIES							
6110 - Electric	\$ 116.75	\$ 80.00	\$ 36.75	\$ 540.15	\$ 460.00	\$ 80.15	\$ 1,000.00
6130 - Water/Sewer	28.00	400.00	(372.00)	140.00	514.00	(374.00)	6,000.00
TOTAL UTILITIES	144.75	480.00	(335.25)	680.15	974.00	(293.85)	7,000.00
LAWN & GROUNDS MAINT							
6210 - Landscape Contract	\$ 6,252.08	\$ 6,139.41	\$ 112.67	\$ 30,697.15	\$ 30,697.13	\$ 0.02	\$ 73,673.00
6290 - Irrigation	0.00	2,000.00	(2,000.00)	553.13	2,000.00	(1,446.87)	4,000.00
6295 - Landscape Misc	0.00	0.00	0.00	243.00	2,140.00	(1,897.00)	5,000.00
TOTAL LAWN & GROUNDS	6,252.08	8,139.41	(1,887.33)	31,493.28	34,837.13	(3,343.85)	82,673.00
BUILDING MAINTENANCE							
6311 - General Maint	\$ 219.00	\$ 3,500.00	\$ (3,281.00)	\$ 368.38	\$ 3,800.00	\$ (3,431.62)	\$ 5,500.00
TOTAL BUILDING MAINTENANCE	219.00	3,500.00	(3,281.00)	368.38	3,800.00	(3,431.62)	5,500.00
SNOW REMOVAL							
6610 - Snow Removal	\$ 0.00	\$ 0.00	\$ 0.00	\$ 2,716.83	\$ 4,500.00	\$ (1,783.17)	\$ 5,000.00
TOTAL SNOW REMOVAL	0.00	0.00	0.00	2,716.83	4,500.00	(1,783.17)	5,000.00
ADMINISTRATIVE							
6710 - Trash Removal	\$ 601.12	\$ 601.16	\$ (0.04)	\$ 3,005.60	\$ 3,005.88	\$ (0.28)	\$ 7,214.00
6720 - Management Fee	650.00	650.00	0.00	3,250.00	3,250.00	0.00	7,800.00
6725 - Professional Svcs	0.00	0.00	0.00	50.00	0.00	50.00	500.00
6735 - Bank Fees	0.00	0.00	0.00	10.00	0.00	10.00	0.00
6740 - Insurance	3,006.15	3,006.15	0.00	25,749.40	25,749.40	0.00	37,774.00
6745 - Tax Prep	0.00	0.00	0.00	275.00	260.00	15.00	260.00
6750 - RE Taxes	0.00	0.00	0.00	130.24	130.00	0.24	130.00
TOTAL ADMINISTRATIVE	4,257.27	4,257.31	(0.04)	32,470.24	32,395.28	74.96	53,678.00
ASSOCIATION FUNCTIONS							
6810 - Social Functions	\$ 0.00	\$ 0.00	\$ 0.00	\$ 0.00	\$ 0.00	\$ 0.00	\$ 125.00
TOTAL ASSOCIATION FUNCTIONS	0.00	0.00	0.00	0.00	0.00	0.00	125.00
OFFICE EXPENSE							
6910 - Off Exp-Supplies	\$ 139.37	\$ 5.00	\$ 134.37	\$ 164.85	\$ 195.00	\$ (30.15)	\$ 300.00

INCOME STATEMENT

Account Name	1 Month Ended 05/31/26	1 Month Ended 05/31/26	MTD Variance	5 Months Ended 05/31/26	5 Months Ended 05/31/26	YTD Variance	Annual Budget
	MTD Actual	MTD Budget		YTD Actual	YTD Budget		
6920 - Off Exp-Website	0.00	0.00	0.00	1,181.71	849.00	332.71	849.00
6930 - Off Exp-Postage	0.00	0.00	0.00	6.95	0.00	6.95	0.00
TOTAL OFFICE EXPENSE	<u>139.37</u>	<u>5.00</u>	<u>134.37</u>	<u>1,353.51</u>	<u>1,044.00</u>	<u>309.51</u>	<u>1,149.00</u>
RESERVE EXPENSE							
7010 - INCOME TAX	\$ 0.00	\$ 0.00	\$ 0.00	\$ 1,309.00	\$ 0.00	\$ 1,309.00	\$ 0.00
TOTAL RESERVE EXPENSE	<u>0.00</u>	<u>0.00</u>	<u>0.00</u>	<u>1,309.00</u>	<u>0.00</u>	<u>1,309.00</u>	<u>0.00</u>
TOTAL CASH OUT	<u>\$ 11,012.47</u>	<u>\$ 16,381.72</u>	<u>\$ (5,369.25)</u>	<u>\$ 70,391.39</u>	<u>\$ 77,550.41</u>	<u>\$ (7,159.02)</u>	<u>\$ 155,125.00</u>
NET INCOME (LOSS)	<u>\$ 3,386.15</u>	<u>\$ (2,381.72)</u>	<u>\$ 5,767.87</u>	<u>\$ 2,324.03</u>	<u>\$ (7,550.41)</u>	<u>\$ 9,874.44</u>	<u>\$ 12,875.00</u>