Balance Sheet

Period: 12/01/25..12/31/25

Lakes of Woodtrace Community Association Inc

Fiscal Start Date: 01/01/25

All amounts are in USD.

Description	Current Month	Prior Month	Change
Assets			
Cash			
First Citizens - Operating - 5100	273,236.14	35,942.46	237,293.68
FCB - CD 3 01/11/2026 - 4932	109,487.13	109,487.13	-
FCB - CD 9 07/11/2026 - 4934	109,633.58	109,633.58	-
Total Cash	**492,356.85**	**255,063.17**	**237,293.68**
Reserve Funds			
First Citizens - Reserve - 6116	148,678.37	136,677.64	12,000.73
First Citizens - Gate Reserve - 6124	3,077.11	3,076.93	0.18
FCB - CD 12 06/18/2026 - 3768	106,098.20	106,098.20	-
Total - Reserve Funds	**257,853.68**	**245,852.77**	**12,000.91**

Balance Sheet

Period: 12/01/25..12/31/25

Lakes of Woodtrace Community Association Inc

Fiscal Start Date: 01/01/25

All amounts are in USD.

Description	Current Month	Prior Month	Change
Assessment Receivables			
2022 Maintenance Fee	2,400.00	2,400.00	-
2023 Maintenance Fee	2,832.71	2,984.21	-151.50
2024 Maintenance Fee	6,651.50	7,000.00	-348.50
2025 Maintenance Fee	22,815.37	25,865.37	-3,050.00
2026 Maintenance Fee	-	150.00	-150.00
Finance Charges	1,989.90	1,747.67	242.23
Collection Costs	1,619.00	1,679.00	-60.00
Legal Collection Fees	12,471.22	12,497.72	-26.50
Deed Restriction Fees	524.00	374.00	150.00
Total Assessment Receivables	**51,303.70**	**54,697.97**	**-3,394.27**
Other Assets			
Prepaid Insurance	15,776.96	12,127.20	3,649.76
Total Other Assets	**15,776.96**	**12,127.20**	**3,649.76**
Total Assets	**817,291.19**	**567,741.11**	**249,550.08**

Balance Sheet

Period: 12/01/25..12/31/25

Lakes of Woodtrace Community Association Inc

Fiscal Start Date: 01/01/25

All amounts are in USD.

Description	Current Month	Prior Month	Change
Liabilities			
Accounts Payable	26,870.77	40,385.36	-13,514.59
Refundable Deposits	250.00	-	250.00
Prepaid Assessments	347,698.03	50,990.18	296,707.85
Deferred Fees	-	90,100.00	-90,100.00
Total Liabilities	**374,818.80**	**181,475.54**	**193,343.26**
Equity			
Reserve Funds			
Reserve Fund	217,827.29	217,827.29	-
Reserve Fund Interest	36,860.10	24,859.37	12,000.73
Gate Reserve Fund	3,072.45	3,072.45	-
Gate Reserve Interest	93.84	93.66	0.18
Total Reserve Funds	**257,853.68**	**245,852.77**	**12,000.91**

Balance Sheet

Period: 12/01/25..12/31/25

Lakes of Woodtrace Community Association Inc

Fiscal Start Date: 01/01/25

All amounts are in USD.

Description	Current Month	Prior Month	Change
Members Equity			
Equity	485,854.57	485,854.57	-
Current Year Surplus (Deficit)	-301,235.86	-345,441.77	44,205.91
Total Members Equity	**184,618.71**	**140,412.80**	**44,205.91**
Total Liabilities & Equity	**817,291.19**	**567,741.11**	**249,550.08**