Balance Sheet

Period: 05/01/26..05/31/26

Lakes of Woodtrace Community Association Inc

Fiscal Start Date: 01/01/26
All amounts are in USD.

Description	Current Month	Prior Month	Change
Assets			
Cash			
First Citizens - Operating - 5100	618,003.39	681,434.73	-63,431.34
FCB - CD 12 01/11/2027 - 4932	111,221.07	111,221.07	-
FCB - CD 9 07/11/2026 - 4934	111,232.47	111,232.47	-
Total Cash	**840,456.93**	**903,888.27**	**-63,431.34**
Reserve Funds			
First Citizens - Reserve - 6116	176,147.07	178,306.33	-2,159.26
First Citizens - Gate Reserve - 6124	3,079.01	3,078.62	0.39
FCB - CD 12 06/18/2026 - 3768	107,645.53	107,645.53	-
Total - Reserve Funds	**286,871.61**	**289,030.48**	**-2,158.87**

Balance Sheet

Period: 05/01/26..05/31/26

Lakes of Woodtrace Community Association Inc

Fiscal Start Date: 01/01/26

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	2,400.00	2,400.00	-
2024 Maintenance Fee	5,451.50	5,451.50	-
2025 Maintenance Fee	13,393.80	13,785.85	-392.05
2026 Maintenance Fee	51,705.70	68,863.53	-17,157.83
Finance Charges	5,518.43	5,636.62	-118.19
Collection Costs	6,609.29	6,221.15	388.14
Legal Collection Fees	17,861.51	11,856.21	6,005.30
Deed Restriction Fees	300.00	511.00	-211.00
Civil Damages	3,000.00	-	3,000.00
Total Assessment Receivables	**108,640.23**	**117,125.86**	**-8,485.63**
Other Assets			
Prepaid Insurance	4,507.71	6,761.56	-2,253.85
Total Other Assets	**4,507.71**	**6,761.56**	**-2,253.85**

Balance Sheet

Period: 05/01/26..05/31/26

Lakes of Woodtrace Community Association Inc

Fiscal Start Date: 01/01/26

All amounts are in USD.

Description	Current Month	Prior Month	Change
Total Assets	**1,240,476.48**	**1,316,806.17**	**-76,329.69**
Liabilities			
Accounts Payable	14,540.53	-	14,540.53
Refundable Deposits	250.00	250.00	-
Prepaid Assessments	20,850.02	18,209.02	2,641.00
Deferred Fees	630,700.00	720,800.00	-90,100.00
Total Liabilities	**666,340.55**	**739,259.02**	**-72,918.47**
Equity			
Reserve Funds			
Reserve Fund	254,687.39	254,687.39	-
Reserve Fund Interest	61,631.59	49,612.38	12,019.21
Gate System	-32,615.56	-18,437.09	-14,178.47
Gate Reserve Fund	3,166.29	3,166.29	-

Balance Sheet

Period: 05/01/26..05/31/26

Lakes of Woodtrace Community Association Inc

Fiscal Start Date: 01/01/26

All amounts are in USD.

Description	Current Month	Prior Month	Change
Gate Reserve Interest	1.90	1.51	0.39
Total Reserve Funds	**286,871.61**	**289,030.48**	**-2,158.87**
Members Equity			
Equity	184,618.71	184,618.71	-
Current Year Surplus (Deficit)	102,645.61	103,897.96	-1,252.35
Total Members Equity	**287,264.32**	**288,516.67**	**-1,252.35**
Total Liabilities & Equity	**1,240,476.48**	**1,316,806.17**	**-76,329.69**