Balance Sheet

Period: 07/01/26..07/31/26

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	486,378.20	542,322.70	-55,944.50
FCB - CD 12 01/11/2027 - 4932	112,135.87	111,221.07	914.80
FCB - CD 9 07/11/2026 - 4934	112,218.05	111,232.47	985.58
Total Cash	**710,732.12**	**764,776.24**	**-54,044.12**
Reserve Funds			
First Citizens - Reserve - 6116	200,187.77	188,166.08	12,021.69
First Citizens - Gate Reserve - 6124	3,079.78	3,079.39	0.39
FCB - CD 12 06/18/2026 - 3768	108,599.33	107,645.53	953.80
Total - Reserve Funds	**311,866.88**	**298,891.00**	**12,975.88**

Balance Sheet

Period: 07/01/26..07/31/26

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			
2023 Maintenance Fee	2,400.00	2,400.00	-
2024 Maintenance Fee	4,451.50	5,451.50	-1,000.00
2025 Maintenance Fee	10,639.88	13,039.88	-2,400.00
2026 Maintenance Fee	36,731.26	47,130.55	-10,399.29
Finance Charges	4,995.85	5,672.37	-676.52
Collection Costs	4,668.36	5,838.36	-1,170.00
Legal Collection Fees	19,419.98	17,804.11	1,615.87
Deed Restriction Fees	456.39	357.00	99.39
Civil Damages	-	3,000.00	-3,000.00
Total Assessment Receivables	**83,763.22**	**100,693.77**	**-16,930.55**
Other Assets			
Prepaid Insurance	-	2,253.86	-2,253.86
Total Other Assets	**-**	**2,253.86**	**-2,253.86**
Total Assets	**1,106,362.22**	**1,166,614.87**	**-60,252.65**

Balance Sheet

Period: 07/01/26..07/31/26

Lakes of Woodtrace Community Association Inc

Fiscal Start Date: 01/01/26

All amounts are in USD.

Description	Current Month	Prior Month	Change
Liabilities			
Accounts Payable	18,449.63	11,011.63	7,438.00
Refundable Deposits	250.00	250.00	-
Prepaid Assessments	28,976.86	24,384.28	4,592.58
Deferred Fees	450,500.00	540,600.00	-90,100.00
Total Liabilities	**498,176.49**	**576,245.91**	**-78,069.42**
Equity			
Reserve Funds			
Reserve Fund	254,687.39	254,687.39	-
Reserve Fund Interest	86,626.09	73,650.60	12,975.49
Gate System	-32,615.56	-32,615.56	-
Gate Reserve Fund	3,166.29	3,166.29	-
Gate Reserve Interest	2.67	2.28	0.39

Balance Sheet

Period: 07/01/26..07/31/26

Lakes of Woodtrace Community Association Inc

Fiscal Start Date: 01/01/26

All amounts are in USD.

Description	Current Month	Prior Month	Change
Total Reserve Funds	**311,866.88**	**298,891.00**	**12,975.88**
Members Equity			
Equity	184,618.71	184,618.71	-
Current Year Surplus (Deficit)	111,700.14	106,859.25	4,840.89
Total Members Equity	**296,318.85**	**291,477.96**	**4,840.89**
Total Liabilities & Equity	**1,106,362.22**	**1,166,614.87**	**-60,252.65**