

3rd Quarter 2026

Unrestricted Reserve Account			July	August	September	Total
Deposit						
	Fees					
	Compliance Fee					
	Reserve Replacement Fee				\$1,300.00	
	Principle Returned Expired T-Bill					
	Transferred from Restricted Reserve					
	Interest Income from T-Bill					
	Interest Income from Bank (POA)		\$29.66	\$28.60	\$17.48	
	Miscellaneous					
	Total Deposit		\$29.66	\$28.60	\$1,317.48	\$1,375.74
Expenses						
	Transfer to Operating		\$4,307.65			
	Transfer to Restricted Reserve					
	Transfer to Treasury Direct I-bond					
	Transfer to Treasury Direct 4-week - T-Bills				\$24,928.06	
	Miscellaneous					
	Total Expenses		\$4,307.65	\$0.00	\$24,928.06	\$0.00
Unrestricted Funds Notes						
Expenses	Transfer to Operating	Final Payment to Master Dock + Sundecks	\$4,307.65			
Deposit	Reserve Replacement Fee	Lot 51 Sale			\$1,300.00	
	Bank Beginning Cash Balance		\$56,082.71	\$51,804.72	\$51,833.32	
	Bank Ending Cash Balance		\$51,804.72	\$51,833.32	\$28,222.74	
	4- Week T-Bill		\$0.00	\$0.00	\$24,928.06	
	Treasury I-Bond		\$10,000.00	\$11,720.00	\$11,700.00	
	Value of Unrestricted Account	Cash + 4-Week T-Bill + I-Bond	\$61,804.72	\$63,553.32	\$64,850.80	

3rd Quarter 2026

	Restricted Reserve Account					
			July	August	September	Total
	Deposit					
	Road Impact Fee					
	Easement Fee					
	Interest Income		\$0.94	\$0.13	\$0.04	
	Miscellaneous					
	Total Deposit		\$0.94	\$0.13	\$0.04	
	Expenses					
	Transfer to Operating		\$42,366.26			
	Transfer to Unrestricted Reserve					
	Transfer to Treasury Direct 4-week - T-Bills				\$2,492.81	
	Refund to Property Owner					
	Bank Charge					
	Total Expenses		\$42,366.26	\$0.00	\$2,492.81	\$0.00
	Restricted Funds Notes					
Expense	Transferred to Operating	Final Payment to Master Dock Contract + Sundeck	\$42,366.26			
	Bank Beginning Balance		\$45,366.26	\$3,000.94	\$3,001.07	
	Bank Ending Balance		\$3,000.94	\$3,001.07	\$508.30	
	4-Week T-Bill				\$2,492.81	
	Returnable Road Impact Fee	(\$1,000 X 0 Lot)	\$0.00	\$0.00	\$0.00	
	Returnable Compliance Fee	(\$3,000 X 1 Lot) Lot 58	\$3,000.00	\$3,000.00	\$3,000.00	
	Actual Restricted Fund Balance	Cash + 4-Week T-Bill	\$0.94	\$1.07	\$3,001.11	

3rd Quarter 2026

	Operating Account					
			July	August	September	Total
	Deposits					
	POA Dues		\$29,900.00	\$2,600.00	\$13,000.00	\$45,500.00
	Boat Dock Assesment		\$1,280.00	\$320.00	\$320.00	\$1,920.00
	Kayak Storage Fee					\$0.00
	Reserve Account Funds					
	ARC Fee					\$0.00
	Insurance Payout					\$0.00
	Special Assessment					\$0.00
	Lodge Rental Fee					\$0.00
	Prior Year Carryover					\$0.00
	Miscellaneous		\$46,708.91			\$46,708.91
	Total Deposits		\$77,888.91	\$2,920.00	\$13,320.00	\$94,128.91
	Operating Account Notes					
Deposit	Miscellaneous	Purchase 1 X \$35 Gate Opener (7/1)	\$35 of \$46,708.91			
Deposit	POA Dues	12 X \$650 (7/1))	\$7,800.00			
Deposit	Boat Dock Assessment	1 X \$160 (7/1)	\$160.00			
Deposit	POA Dues	19 X \$650 (7/8)	\$12,350.00			
Deposit	Boat Dock Assessment	1 X \$160 (7/8)	\$160.00			
Deposit	Miscellaneous	Transferred from Restricted Reserve - Master Dock (7/15)	\$42,366.26 of \$46,708.91			
Deposit	Miscellaneous	Transferred from Restricted Reserve - Master Dock (7/15)	\$4,307.65 Of \$46,708.91			
Deposit	POA Dues	10 X \$650 (7/15)	\$6,500 of \$26,650			
Deposit	Boat Dock Assessment	4 X \$160 (7/15)	\$640 of \$960			
Deposit	POA Dues	2 X \$650 (8/5)		\$1,300 of \$2,600		
Deposit	Boat Dock Assessment	2 X \$160 (8/19)		\$320.00		
Deposit	POA Dues	1 X \$650 3rd Qt. + 1 X \$650 4th Qtr Pre-Paid		\$1,300 of \$2,600		

10/6/2026

3rd Quarter 2026

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3rd Quarter 2026

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3rd Quarter 2026

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3rd Quarter 2026

			July	August	September	Total
	Landscaping Expenses					
	Landscape Contract		\$4,126.95	\$8,253.90		\$12,380.85
	Kudzu/Tree Work/New		\$1,564.73			\$1,564.73
	Snow Removal					\$0.00
	Irrigation Start-Up					
	On- Call Irrigation					\$0.00
	Irrigation Shut-Down					
	Total Landscaping Expenses		\$5,691.68	\$8,253.90	\$0.00	\$13,945.58
	Landscaping Expenses Notes					
Expense	Kudzu/Tree WorkNew Landscape/ Clean-Up	Storm	Landscape Clean Up	\$1,564.73		
			July	August	September	Total
	Pool Expenses					
	In-Season Pool Service Contract		\$1,200.00	\$1,200.00	\$1,200.00	\$3,600.00
	Off-Season Pool Service Contract					
	Pool Furniture Set-up and Clean					
	Clean and Store Pool Furniture					
	Maintenance/Supplies			\$215.48		\$215.48
	Pool Repair					\$0.00
	Propane					\$0.00
	Total Pool Expenses		\$1,200.00	\$1,415.48	\$1,200.00	\$3,815.48
	Pool Expenses Notes					
Expense	Maintenance/Supplies	Repair Salt Generator		\$215.48		

3rd Quarter 2026

			July	August	September	Total
	Capital Expenses					
	Capital Repairs/Replacements					
	Storage Area					
	Gates			\$256.80	\$378.00	
	Lodge	Repair Pool Furniture	\$137.24			
	HVAC			\$1,196.80		
	Boat Dock		\$46,673.91	\$13,900.00		
	Bridge	Hook-up Electric	\$640.00			
	Irrigation	Repair Lodge Irrigation System	\$932.88			
	Capital POA Projects					
	Dredging					
	Pressure Wash Pool Deck					
	Pressure Wash Boat Dock					
	Clean Lodge Fireplaces					
	Capital POA Purchases					
	Furniture for Lodge					
	Gym Equipment					
	Pinnacle Entrance Sign			\$644.24		
	Captial Miscellaneous	Kayak Rack Numbers	\$22.89			
		Boat Storage Site Markers & Screws for Dock Signs			\$19.25	
	Capital Unbudgeted					
	Total Capital Expenses		\$48,406.92	\$15,997.84	\$397.25	\$64,802.01
	Total Operating Expenses		\$59,448.56	\$30,816.98	\$6,744.02	

10/6/2026

3rd Quarter 2026

	Capital Expenses Notes					
Expense	Capital Repairs/Replacement	Final Master Dock Contract Payment	\$30,673.91 of \$46,673.91			
Expense	Capital Repairs/Replacement	Labor + Materials Rebuild Bridge Light Column	\$16,000 of \$46,673.91			
Expense	Capital Repairs/Replacement	Pave Road and Parking Area to Dock		\$13,900.00		
Expense	Capital Repairs/Replacement	Repair Village Gate Wiring			\$378.00	
	Bank Statement					
			July	August	September	Total
	Bank Beginning Balance		\$32,484.96	\$50,925.31	\$23,028.33	
	Bank Ending Balance		\$50,925.31	\$23,028.33	\$29,604.31	
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	Actual Operating Balance		\$50,925.31	\$23,028.33	\$29,604.31	
		Actual Operating Balance 2026	\$50,925.31	\$23,028.33	\$29,604.31	
		Actual Operating Balance 2025	\$49,254.73	\$42,306.70	\$41,564.13	
		Actual Operating Balance 2024	\$54,298.52	\$55,104.74	\$38,145.39	
	Year over Year	Actual Operating Balance 2023	\$28,970.12	\$28,325.61	\$29,071.85	
		Actual Operating Balance 2022	\$31,131.69	\$25,346.24	\$25,152.98	
		Actual Operating Balance 2021	\$23,845.06	\$17,061.71	\$10,900.47	
		Actual Operating Balance 2020	\$14,706.15	\$7,599.05	\$3,160.15	
		Actual Operating Balance 2019	\$14,744.55	\$8,912.09	\$5,540.51	
		Actual Operating Balance 2018	\$10,399.31	\$5,680.32	\$1,585.16	