

HIGHLAND PLANTATION OWNERS ASSOCIATION INC  
 B A L A N C E S H E E T  
 December 2024

	OPERATING	RESERVE	ESCROW	TOTAL
CURRENT ASSETS				
1040 ENTERPRISE BK/TR - CHECKING - PRIMARY	79,002.00			79,002.00
1060 ENTERPRISE BK/TR - MM - RESERVE		2,109.81		2,109.81
1070 FIRST HORIZON - PC/DC - HEATHER SEABOLT	5,038.52			5,038.52
1085 ENTERPRISE BK/ TR -CKG - ESCROW ACCOUNT			300.00	300.00
	-----	-----	-----	-----
	84,040.52	2,109.81	300.00	86,450.33
ACCOUNTS RECEIVABLE				
1210 ASSESSMENTS	155,692.58			155,692.58
1220 ASSESSMENTS - MAINTENANCE	13,853.22			13,853.22
1240 ASSESSMENTS - MISCELLANEOUS	84,857.65			84,857.65
1250 LEGAL FEES	14,867.07			14,867.07
1280 DUE FROM OPERATING TO RESERVE		173,141.78		173,141.78
	-----	-----	-----	-----
	269,270.52	173,141.78	0.00	442,412.30
PREPAID ASSETS				
1310 THE CINCINNATI PKG 02/27/24-02/25 \$5352	1,784.00			1,784.00
1312 CSU LIABILITY INS 6/24-25 \$8997.04	3,748.75			3,748.75
1318 NORTHWEST EXT 6/24-25 \$4112.00	1,713.35			1,713.35
	-----	-----	-----	-----
	7,246.10	0.00	0.00	7,246.10
	-----	-----	-----	-----
TOTAL ASSETS	<u>360,557.14</u>	<u>175,251.59</u>	<u>300.00</u>	<u>536,108.73</u>

HIGHLAND PLANTATION OWNERS ASSOCIATION INC  
 B A L A N C E S H E E T  
 December 2024

	OPERATING	RESERVE	ESCROW	TOTAL
CURRENT LIABILITIES				
2010 ACCOUNTS PAYABLE	198,224.72			198,224.72
2106 DUE TO DEVELOPER	30,000.00			30,000.00
2117 CLUBHOUSE DEPOSIT	450.00			450.00
2130 PREPAID ASSESSMENTS	25,616.76			25,616.76
2131 PREPAID ASSESSMENTS - MAINTENANCE	268.00			268.00
2139 AMENITY CREDIT 6/30/23	300.00			300.00
2190 ESCROW DEPOSIT			300.00	300.00
	-----	-----	-----	-----
	254,859.48	0.00	300.00	255,159.48
RESTRICTED EQUITY - RESERVES				
2270 RESERVES - DEFERRED MAINTENANCE SPENT FROM RESERVES		175,251.59		175,251.59
	-----	-----	-----	-----
	0.00	175,251.59	0.00	175,251.59
OPERATING EQUITY				
2650 PRIOR YEAR SURPLUS (DEFICIT)	4,634.98			4,634.98
2670 CURRENT YEAR SURPLUS (DEFICIT)	101,062.68			101,062.68
	-----	-----	-----	-----
	105,697.66	0.00	0.00	105,697.66
	-----	-----	-----	-----
TOTAL LIABILITIES & EQUITY	<u>360,557.14</u>	<u>175,251.59</u>	<u>300.00</u>	<u>536,108.73</u>

HIGHLAND PLANTATION OWNERS ASSOCIATION INC  
 REVENUE & EXPENSE BUDGET COMPARISON REPORT  
 DECEMBER 2024

	CURRENT PERIOD	MONTHLY BUDGET	MONTHLY VARIANCE	12 MONTH PERIOD	Y-T-D BUDGET	Y-T-D VARIANCE	ANNUAL BUDGET
<b>INCOME</b>							
4020 ASSESSMENTS - MONTHLY	30,329.01	43,875.00	-13,545.99	447,467.73	526,500.00	-79,032.27	526,500
4060 LATE CHARGES	1,996.79	0.00	1,996.79	27,159.47	0.00	27,159.47	0
4070 INITIAL FEES	0.00	0.00	0.00	900.00	0.00	900.00	0
4080 CLOSING FEES*	0.00	0.00	0.00	7,229.00	0.00	7,229.00	0
4161 PRIOR YEAR INCOME	0.00	0.00	0.00	561.80	0.00	561.80	0
4180 CLUBHOUSE USAGE FEES	300.00	0.00	300.00	37,860.86	0.00	37,860.86	0
4210 ADMINISTRATIVE FEES	-5,000.00	0.00	-5,000.00	4,000.00	0.00	4,000.00	0
4292 COVENANT VIOLATION FINES	0.00	0.00	0.00	-2,200.00	0.00	-2,200.00	0
4293 LEGAL/COLLECTION	0.00	0.00	0.00	1,014.95	0.00	1,014.95	0
4340 INTEREST - RESERVES	1.63	0.00	1.63	15.06	0.00	15.06	0
4350 INTEREST ALLOC TO RESERVES	- 1.63	0.00	- 1.63	- 15.06	0.00	- 15.06	0
4970	27,625.80	43,875.00	-16,249.20	523,993.81	526,500.00	-2,506.19	526,500
4980 TOTAL INCOME	27,625.80	43,875.00	-16,249.20	523,993.81	526,500.00	-2,506.19	526,500
<b>EXPENSES</b>							
<b>BUILDING MAINTENANCE</b>							
5209 JANITORIAL CLEANING	680.46	0.00	680.46	8,792.01	0.00	8,792.01	0
5250 EXTERIOR PEST CONTROL	492.67	0.00	492.67	2,548.65	0.00	2,548.65	0
5799	1,173.13	0.00	1,173.13	11,340.66	0.00	11,340.66	0

HIGHLAND PLANTATION OWNERS ASSOCIATION INC  
 REVENUE & EXPENSE BUDGET COMPARISON REPORT  
 DECEMBER 2024

	CURRENT PERIOD	MONTHLY BUDGET	MONTHLY VARIANCE	12 MONTH PERIOD	Y-T-D BUDGET	Y-T-D VARIANCE	ANNUAL BUDGET
<b>GROUNDS MAINTENANCE</b>							
6035 GENERAL MAINTENANCE	0.00	0.00	0.00	312.83	0.00	312.83	0
6040 CONTRACTED LAWN SERVICE	5,550.00	1,500.00	4,050.00	-16,540.91	18,000.00	-34,540.91	18,000
6045 ADDITIONAL LANDSCAPE	0.00	1,250.00	-1,250.00	0.00	15,000.00	-15,000.00	15,000
6064 PINE STRAW	0.00	416.67	-416.67	0.00	5,000.00	-5,000.00	5,000
6110 ANNUAL FLOWERS	0.00	266.67	-266.67	0.00	3,200.00	-3,200.00	3,200
6120 IRRIGATION MAINTENANCE & REPAIR	0.00	166.67	-166.67	0.00	2,000.00	-2,000.00	2,000
6162 REPAIRS & MAINTENANCE	0.00	833.33	-833.33	12,699.62	10,000.00	2,699.62	10,000
6599	5,550.00	4,433.34	1,116.66	-3,528.46	53,200.00	-56,728.46	53,200
<b>POOL/CLUBHOUSE EXPENSE</b>							
7020 POOL MANAGEMENT FEES	750.00	0.00	750.00	2,500.00	0.00	2,500.00	0
7040 CONTRACTED POOL SERVICE	11,200.00	11,900.00	-700.00	157,364.00	142,800.00	14,564.00	142,800
7043 POOL PERMIT	0.00	29.17	-29.17	350.00	350.00	0.00	350
7045 POOL REPAIR	4,458.63	0.00	4,458.63	-26,261.65	0.00	-26,261.65	0
7084 POOL MISCELLANEOUS EXPENSES	14.98	0.00	14.98	14.98	0.00	14.98	0
7100 ELECTRIC POWER	0.00	2,083.33	-2,083.33	0.00	25,000.00	-25,000.00	25,000
7250 REC AREA REPAIRS/MAINTENANCE	0.00	0.00	0.00	5,074.65	0.00	5,074.65	0
7259 MISCELLANEOUS REPAIRS/SUPPLIES	0.00	0.00	0.00	1,873.76	0.00	1,873.76	0
7305 POOL TELEPHONE	726.38	250.00	476.38	7,942.08	3,000.00	4,942.08	3,000
7899	17,149.99	14,262.50	2,887.49	148,857.82	171,150.00	-22,292.18	171,150
<b>UTILITIES</b>							
7910 ELECTRIC	3,989.41	833.33	3,156.08	36,993.91	10,000.00	26,993.91	10,000

HIGHLAND PLANTATION OWNERS ASSOCIATION INC  
 REVENUE & EXPENSE BUDGET COMPARISON REPORT  
 DECEMBER 2024

	CURRENT PERIOD	MONTHLY BUDGET	MONTHLY VARIANCE	12 MONTH PERIOD	Y-T-D BUDGET	Y-T-D VARIANCE	ANNUAL BUDGET
7920 WATER/SEWER	3,644.80	1,333.33	2,311.47	20,513.59	16,000.00	4,513.59	16,000
7940 TRASH REMOVAL	40.00	0.00	40.00	340.00	0.00	340.00	0
7999	7,674.21	2,166.66	5,507.55	57,847.50	26,000.00	31,847.50	26,000
<b>ADMINISTRATIVE</b>							
8010 ONSITE MANAGEMENT	1,112.40	0.00	1,112.40	37,621.18	0.00	37,621.18	0
8020 MANAGEMENT FEE	1,750.00	2,193.75	-443.75	22,567.50	26,325.00	-3,757.50	26,325
8025 MANAGEMENT SUPPORT	0.00	0.00	0.00	500.00	0.00	500.00	0
8040 POSTAGE	73.83	179.17	-105.34	1,697.50	2,150.00	-452.50	2,150
8060 COPIES/PRINTING/SUPPLIES	411.45	250.00	161.45	8,948.14	3,000.00	5,948.14	3,000
8080 CPA SERVICES	0.00	15.42	- 15.42	185.00	185.00	0.00	185
8100 LEGAL EXPENSE	5,785.08	666.67	5,118.41	16,440.22	8,000.00	8,440.22	8,000
8106 LEGAL EXPENSE - COLLECTIONS	0.00	175.00	-175.00	5,140.34	2,100.00	3,040.34	2,100
8120 INSURANCE	1,641.75	1,666.67	- 24.92	16,576.61	20,000.00	-3,423.39	20,000
8190 MISCELLANEOUS	- 3.00	0.00	- 3.00	- 3.00	0.00	- 3.00	0
8209 ACCESS CARDS/AUTO ACCESS CARDS	0.00	0.00	0.00	20.00	0.00	20.00	0
8230 BANK CHARGES	0.00	0.00	0.00	234.00	0.00	234.00	0
8310 CLOSING FEES	0.00	0.00	0.00	329.00	0.00	329.00	0
8321 SOCIAL COMMITTEE	496.82	83.33	413.49	4,633.44	1,000.00	3,633.44	1,000
8381 ANNUAL MEETING EXPENSE	0.00	0.00	0.00	437.50	0.00	437.50	0
8385 RENTAL APPLICATIONS	- 45.00	0.00	- 45.00	707.50	0.00	707.50	0
8390 FED/STATE REQUIRED CORP REPORT FILINGS	0.00	6.25	- 6.25	75.00	75.00	0.00	75
8479	11,223.33	5,236.26	5,987.07	116,109.93	62,835.00	53,274.93	62,835

HIGHLAND PLANTATION OWNERS ASSOCIATION INC  
 REVENUE & EXPENSE BUDGET COMPARISON REPORT  
 DECEMBER 2024

	CURRENT PERIOD	MONTHLY BUDGET	MONTHLY VARIANCE	12 MONTH PERIOD	Y-T-D BUDGET	Y-T-D VARIANCE	ANNUAL BUDGET
BUDGETED TRANSFERS TO RESERVE FUND							
9170 DEFERRED MAINTENANCE	0.00	17,776.25	-17,776.25	90,552.51	213,315.00	-122,762.49	213,315
9296 RESERVE STUDY	171.17	0.00	171.17	1,751.17	0.00	1,751.17	0
9299	171.17	17,776.25	-17,605.08	92,303.68	213,315.00	-121,011.32	213,315
9980 TOTAL EXPENSES	42,941.83	43,875.01	-933.18	422,931.13	526,500.00	-103,568.87	526,500
9990 GAIN (LOSS)	( 15,316.03)	( 0.01)	15,316.02	101,062.68	0.00	( 101,062.68)	0