

SEVENTH TEE TOWNHOUSE ASSOCIATION

Balance Sheet
June 30, 2026

ASSETS

Current Assets		
UMB Bank	\$	14,189.35
UMB Bank M/M		<u>6,913.33</u>
Total Current Assets		21,102.68
Total Assets	\$	<u><u>21,102.68</u></u>

LIABILITIES AND CAPITAL

Current Liabilities		
Total Current Liabilities		0.00
Total Liabilities		0.00
Capital		
Retained Earnings	\$	226,215.73
Net Income		<u>(205,113.05)</u>
Total Capital		21,102.68
Total Liabilities & Capital	\$	<u><u>21,102.68</u></u>

SEVENTH TEE TOWNHOUSE ASSOCIATION

Income Statement

For the Six Months Ending June 30, 2026

	Current Month Actual	Current Month Budget	Year to Date Actual	Year to Date Budget	Year to Date Variance
Revenues					
Monthly Operating Dues	4,000.00	6,000.00	35,675.00	36,000.00	(325.00)
Interest Income	0.29	0.00	1,497.36	0.00	1,497.36
Total Revenues	4,000.29	6,000.00	37,172.36	36,000.00	1,172.36
Expenses					
Accounting Expense	200.00	200.00	1,200.00	1,200.00	0.00
Administration Expense	430.83	12.00	430.83	72.00	358.83
General Repairs	0.00	84.00	1,904.98	504.00	1,400.98
Lawn Care	0.00	1,029.25	2,726.53	6,175.50	(3,448.97)
Tree Spraying	0.00	108.00	0.00	648.00	(648.00)
Insurance	0.00	3,494.92	20,142.50	20,969.52	(827.02)
Landscaping	0.00	180.00	0.00	1,080.00	(1,080.00)
Snow Removal	0.00	204.00	0.00	1,224.00	(1,224.00)
Sprinkler Repairs	1,486.78	208.33	1,486.78	1,249.98	236.80
Taxes	0.00	0.00	672.00	0.00	672.00
Trash Removal	229.75	239.25	1,372.38	1,435.50	(63.12)
Electricity	14.22	12.00	14.22	72.00	(57.78)
Water	103.45	620.83	103.45	3,724.98	(3,621.53)
Total Operating Expenses	2,465.03	6,392.58	30,053.67	38,355.48	(8,301.81)
Operating Income	1,535.26	(392.58)	7,118.69	(2,355.48)	9,474.17
Other Income					
Special Assessments- Siding	6,875.00	0.00	75,375.00	0.00	75,375.00
Other Expense					
Hardie Board Siding	310.79	0.00	270,106.74	0.00	270,106.74
Painting	0.00	0.00	17,500.00	0.00	17,500.00
Net Income	\$ 8,099.47	\$ (392.58)	\$ (205,113.05)	\$ (2,355.48)	(202,757.57)

SEVENTH TEE TOWNHOUSE ASSOCIATION
Account Register
 For the Period From Jun 1, 2026 to Jun 30, 2026
 11104 - UMB Bank

Filter Criteria includes: Report order is by Date.

Date	Trans No	Type	Trans Desc	Deposit Amt	Withdrawal Amt	Balance
6/1/26	June'26#1	Other	Beginning Balance			6,065.17
6/12/26	UMB#1032	Withdrawal	Group Deposit	500.00		6,565.17
6/12/26	UMB#1033	Withdrawal	MICHAEL HEALY		1,287.57	5,277.60
6/15/26	June'26#2	Other	BRUCE SNEAD		380.83	4,896.77
6/15/26	UMB#1342	Withdrawal	Group Deposit	9,775.00		14,671.77
6/15/26	UMB#1343	Withdrawal	HBS TRASH		229.75	14,442.02
6/23/26	EFT 12a97duyac8y	Withdrawal	COLORADO SPRINGS UTILITIES		117.67	14,324.35
6/23/26	Visa 20261761976	Withdrawal	DR. SPRINKLER REPAIR		410.00	13,914.35
6/30/26	June'26#3	Other	COLORADO SECRETARY OF STATE		25.00	13,889.35
6/30/26	UMB#1344	Withdrawal	Group Deposit	500.00		14,389.35
			BRENT FRUSH		200.00	14,189.35
			Total	10,775.00	2,650.82	