

SEVENTH TEE TOWNHOUSE ASSOCIATION

Balance Sheet
August 31, 2026

ASSETS

Current Assets		
UMB Bank	\$	4,377.81
UMB Bank M/M		16,909.79
Total Current Assets		21,287.60
Total Assets	\$	21,287.60

LIABILITIES AND CAPITAL

Current Liabilities		
Total Current Liabilities		0.00
Total Liabilities		0.00
Capital		
Retained Earnings	\$	226,215.73
Net Income		(204,928.13)
Total Capital		21,287.60
Total Liabilities & Capital	\$	21,287.60

SEVENTH TEE TOWNHOUSE ASSOCIATION

Income Statement

For the Eight Months Ending August 31, 2026

	Current Month Actual	Current Month Budget	Year to Date Actual	Year to Date Budget	Year to Date Variance
Revenues					
Monthly Operating Dues	4,500.00	6,000.00	49,000.00	48,000.00	1,000.00
Interest Income	0.00	0.00	1,518.82	0.00	1,518.82
Total Revenues	4,500.00	6,000.00	50,518.82	48,000.00	2,518.82
Expenses					
Accounting Expense	200.00	200.00	1,600.00	1,600.00	0.00
Administration Expense	0.00	12.00	455.83	96.00	359.83
General Repairs	0.00	84.00	1,904.98	672.00	1,232.98
Lawn Care	250.00	1,029.25	2,976.53	8,234.00	(5,257.47)
Tree Spraying	0.00	108.00	664.06	864.00	(199.94)
Insurance	9,561.75	3,494.92	29,704.25	27,959.36	1,744.89
Landscaping	267.35	180.00	2,611.29	1,440.00	1,171.29
Snow Removal	0.00	204.00	0.00	1,632.00	(1,632.00)
Sprinkler Repairs	0.00	208.33	8,613.62	1,666.64	6,946.98
Taxes	0.00	0.00	672.00	0.00	672.00
Trash Removal	229.75	239.25	1,831.88	1,914.00	(82.12)
Electricity	24.52	12.00	60.17	96.00	(35.83)
Water	1,793.56	620.83	2,570.60	4,966.64	(2,396.04)
Total Operating Expenses	12,326.93	6,392.58	53,665.21	51,140.64	2,524.57
Operating Income	(7,826.93)	(392.58)	(3,146.39)	(3,140.64)	(5.75)
Other Income					
Special Assessments- Siding	0.00	0.00	89,125.00	0.00	89,125.00
Other Expense					
Hardie Board Siding	0.00	0.00	270,106.74	0.00	270,106.74
Painting	0.00	0.00	20,800.00	0.00	20,800.00
Net Income	\$ (7,826.93)	\$ (392.58)	\$ (204,928.13)	\$ (3,140.64)	(201,787.49)

SEVENTH TEE TOWNHOUSE ASSOCIATION
Account Register
 For the Period From Aug 1, 2026 to Aug 31, 2026
 11104 - UMB Bank

Filter Criteria includes: Report order is by Date.

Date	Trans No	Type	Trans Desc	Deposit Amt	Withdrawal Amt	Balance
			Beginning Balance			18,204.74
8/4/26	Aug'26#1	Other	Group Deposit	500.00		18,704.74
8/10/26	Aug'26#2	Other	Group Deposit	3,500.00		22,204.74
8/11/26	UMB#1352	Withdrawal	STATE FARM		9,561.75	12,642.99
8/12/26	UMB#1353	Withdrawal	COLORADO SPRINGS UTILITIES		1,818.08	10,824.91
8/12/26	UMB#1354	Withdrawal	AMY STEPHENS		267.35	10,557.56
8/24/26	UMB#1355	Withdrawal	WM CORPORATE SERVICES INC		229.75	10,327.81
8/31/26	Aug'26#3	Other	Group Deposit	500.00		10,827.81
8/31/26	UMB 15961067	Other	transfer to UMB Bank M/M acct		6,000.00	4,827.81
8/31/26	UMB#1356	Withdrawal	BRENT FRUSH		200.00	4,627.81
8/31/26	UMB#1357	Withdrawal	STICKY NICKY'S MOWING and PROP		250.00	4,377.81
			Total	4,500.00	18,326.93	