

10:09 AM

09/03/25

Cash Basis

Kirktown Homeowner Association  
**Balance Sheet**  
As of August 31, 2025

	Aug 31, 25
<b>ASSETS</b>	
Current Assets	
Checking/Savings	
Checking	116.37
Total Checking/Savings	116.37
Total Current Assets	116.37
<b>TOTAL ASSETS</b>	<b>116.37</b>
<b>LIABILITIES &amp; EQUITY</b>	0.00

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## Kirktown Homeowner Association

09/03/25

## Profit &amp; Loss

Cash Basis

January through August 2025

	Jan - Aug 25
Ordinary Income/Expense	
Income	
Homeowners Dues	97,826.00
Misc. Income	
Lien Fee	164.00
Late Fees	214.00
Total Misc. Income	378.00
Total Income	98,204.00
Gross Profit	98,204.00
Expense	
Chipper	400.00
SnowBlower	300.00
Miscellaneous Expenses	
Playground maintenance	2,736.00
Total Miscellaneous Expenses	2,736.00
Administrative	
Payback to Area for trash serv	2,500.00
Insurance	2,414.66
Legal Fees	63.50
Credit Card Service Fees	919.71
Website fees	204.00
Tax Prep	300.00
Bookkeeping/Area Real Estate	3,600.00
Filing Fees	10.00
Lien Fee	328.00
Total Administrative	10,339.87
Building Maintenance	
Wall Work	5,000.00
Pest Control	185.00
Siding Repairs	55.00
Supplies	16,502.88
Stucco Repair	71.48
Air Conditioning Repair	650.00
Gutter Cleaning	800.00
Gutter repair/Downspouts	401.00
Building Maintenance - Other	1,893.70
Total Building Maintenance	25,559.06
Grounds Maintenance	
Pet Waste	1,892.60
Mowing	6,435.00
Gas	186.00
Mower Service	441.62
Weed Control	314.80
Concrete Work	2,900.00
Ice Melt	1,350.00
Mower payment	2,140.32
Trees/limbs	7,600.00
Snow Removal	5,530.00
Grounds Maintenance - Other	450.00
Total Grounds Maintenance	29,240.34
Repairs	797.64
Utilities	
Cable	825.97
Trash Services	27,864.78
Electric	6,266.27

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**Kirktown Homeowner Association**  
**Profit & Loss**  
**January through August 2025**

	Jan - Aug 25
Gas	791.90
Water	1,628.59
Total Utilities	37,377.51
Total Expense	106,750.42
Net Ordinary Income	-8,546.42
Other Income/Expense	
Other Income	
Other Income	525.00
Total Other Income	525.00
Net Other Income	525.00
Net Income	-8,021.42

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**Kirktown Homeowner Association**  
**Profit & Loss**  
**August 2025**

	<u>Aug 25</u>
Ordinary Income/Expense	
Income	
Homeowners Dues	4,092.50
Total Income	4,092.50
Gross Profit	4,092.50
Expense	
Administrative	
Insurance	300.75
Legal Fees	63.50
Credit Card Service Fees	30.37
Bookkeeping/Area Real Estate	450.00
Total Administrative	844.62
Building Maintenance	
Supplies	2,460.00
Air Conditioning Repair	650.00
Building Maintenance - Other	250.00
Total Building Maintenance	3,360.00
Grounds Maintenance	
Mowing	1,445.00
Gas	96.00
Mower Service	141.62
Weed Control	80.00
Mower payment	267.54
Total Grounds Maintenance	2,030.16
Utilities	
Cable	93.00
Trash Services	6,702.32
Electric	899.57
Gas	69.34
Total Utilities	7,764.23
Total Expense	13,999.01
Net Ordinary Income	-9,906.51
Net Income	-9,906.51