

Foothills at MacDonald Ranch
Consolidated Balance Sheet
as of 2/28/25

Description	Operating	Reserve	Totals
ASSETS			
<u>Operating Cash</u>			
Alliance Bank Master 7423	\$ 2,825.82		\$ 2,825.82
Operating Accrued Interest	\$ 8,475.08		\$ 8,475.08
Alliance Bank Lairmont 5100	\$ 14,181.42		\$ 14,181.42
Alliance Bank Liege 5135	\$ 28,802.67		\$ 28,802.67
Alliance Bank Retreat 9121	\$ 59,514.63		\$ 59,514.63
Alliance Bank DragonRidge 9139	\$ 30,466.28		\$ 30,466.28
Alliance Bank DragonGlen 1140	\$ 134,069.29		\$ 134,069.29
Alliance Bank Master ICS 438	\$ 1,250,958.06		\$ 1,250,958.06
FCB Bank Master CDARS	\$ 264,968.10		\$ 264,968.10
Merrill Lynch Security Master	\$ 139,977.93		\$ 139,977.93
Alliance Bank Master ICS 423	\$ 288,477.70		\$ 288,477.70
Alliance DragonGlen CDARS	\$ 52,432.26		\$ 52,432.26
Total Operating Cash	\$ 2,275,149.24		\$ 2,275,149.24
<u>Reserve Cash</u>			
CIT Bank Master 4516		\$ 174,819.68	\$ 174,819.68
Reserve Accrued Interest		\$ 8,207.42	\$ 8,207.42
Alliance Bank Master ICS 009		\$ 1,527,920.14	\$ 1,527,920.14
Enterprise Lairmont 0197		\$ 74,897.64	\$ 74,897.64
Enterprise Liege 0200		\$ 38,048.30	\$ 38,048.30
Enterprise DragonRidge 0219		\$ 164,230.56	\$ 164,230.56
Alliance Bank Master 2273		\$ 162,896.53	\$ 162,896.53
CIT Bank Retreat 0891		\$ 56,669.76	\$ 56,669.76
Alliance Bank DragonGlen 4416		\$ 85,855.34	\$ 85,855.34
CIT Bank Master CDARS		\$ 645,798.57	\$ 645,798.57
Alliance Bank Master CDARS		\$ 708,619.17	\$ 708,619.17
CIT Bank Retreat CDARS		\$ 234,539.28	\$ 234,539.28
Alliance Bank Rsrv Liege 0129		\$ 17,515.27	\$ 17,515.27
Alliance DragonGlen Rsv CDARS		\$ 367,699.27	\$ 367,699.27
Total Reserve Cash		\$ 4,267,716.93	\$ 4,267,716.93
TOTAL CASH	\$ 2,275,149.24	\$ 4,267,716.93	\$ 6,542,866.17
<u>OTHER CURRENT ASSETS</u>			
Accounts Receivable	\$ 81,497.60		\$ 81,497.60
Accounts Receivable Violations	\$ 68,560.00		\$ 68,560.00
Accounts Receivable Rsrv Asmts	\$ 10,229.00		\$ 10,229.00
Allowance for Doubtful Accounts	\$ (35,251.42)		\$ (35,251.42)
Due from Sub/Master	\$ 46.04	\$ 9,500.00	\$ 9,546.04
Prepaid Insurance	\$ 30,428.00		\$ 30,428.00
Personal Property	\$ 18,419.98		\$ 18,419.98
Accumulated Depreciation	\$ (18,419.98)		\$ (18,419.98)
Total Other Assets	\$ 155,509.22	\$ 9,500.00	\$ 165,009.22
TOTAL ASSETS	\$ 2,430,658.46	\$ 4,277,216.93	\$ 6,707,875.39

Foothills at MacDonald Ranch
Consolidated Balance Sheet
as of 2/28/25

LIABILITIES & EQUITY

CURRENT LIABILITIES

Accrued Payables	\$ 153,516.99	\$ -	\$ 153,516.99
Accounts Payables	\$ 522.51		\$ 522.51
Unclaimed Property Payable	\$ 2,838.00		\$ 2,838.00
Atty Plcmt Fee	\$ 200.00		\$ 200.00
Rtnd Pymt Fee Payable	\$ 10.00		\$ 10.00
Due to Op/Rsrv	\$ 46.04		\$ 46.04
Prepaid Assessments	\$ 449,557.21		\$ 449,557.21
Contract Liability		\$ 4,270,465.64	\$ 4,270,465.64
Total Liabilities	\$ 606,690.75	\$ 4,270,465.64	\$ 4,877,156.39

EQUITY

Operating Fund Balance	\$ 1,695,137.90		\$ 1,695,137.90
Reserve Fund Balance		\$ 2,345.33	\$ 2,345.33
Current Year Net Income/(Loss)	\$ 128,829.81	\$ 4,405.96	\$ 133,235.77
Total Equity	\$ 1,823,967.71	\$ 6,751.29	\$ 1,830,719.00
Total Liabilities & Equity	\$ 2,430,658.46	\$ 4,277,216.93	\$ 6,707,875.39

Posted 02/28/2025

Foothills at MacDonald Ranch Mstr

Master Operating

AssetsCash

Alliance Bank Master Op 7423	2,825.82
Operating Accrued Interest	8,475.08
Alliance Bank Op ICS 438	1,250,958.06
FCB Bank Oper CDARS	264,968.10
Merrill Lynch Security Op	139,977.93
Alliance Bank Op ICS 423	288,477.70

<u>Total Cash</u>	<u>1,955,682.69</u>
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Other Assets

Accounts Receivable	81,497.60
Accounts Receivable Violations	68,560.00
Accounts Receivable Reserve Assessmei	10,229.00
Allowance for Doubtful Accounts	(35,251.42)
Due from Sub/Master	46.04
Prepaid Insurance	30,428.00
Personal Property	18,419.98
Accumulated Depreciation	(18,419.98)

<u>Total Other Assets</u>	<u>155,509.22</u>
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*Total Assets*2,111,191.91**Liabilities & Equity**Liability

Accrued Payables	144,719.40
Accounts Payable	522.51
Unclaimed Property Payable	2,838.00
Attorney Placement Fee	200.00
Rtnd Pymt Fee Payable	10.00
Prepaid Assessments	449,557.21

<u>Total Liability</u>	<u>597,847.12</u>
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Equity

Operating Fund Balance	1,410,105.09
Net Income/(Loss)	103,239.70

<u>Total Equity</u>	<u>1,513,344.79</u>
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*Total Liabilities & Equity*2,111,191.91

Foothills at MacDonald Ranch Mstr

Master Reserve

Assets		
Cash		
First Citizens Bank Rsrv 4516	174,819.68	
Reserve Accrued Interest	6,132.63	
Alliance Bank Rsrv ICS 009	1,527,920.14	
Alliance Bank Master Rsrv 2273	162,896.53	
FCB Bank Master Rsrv CDARS	645,798.57	
Alliance Bank Rsrv CDARS	708,619.17	
Total Cash	3,226,186.72	
Total Assets		3,226,186.72
Liabilities & Equity		
Liability		
Contract Liability	3,226,186.72	
Total Liability	3,226,186.72	
Total Liabilities & Equity		3,226,186.72

Foothills at MacDonald Ranch Mstr

Income and Expense Statement

Period 2/1/2025 To 2/28/2025 11:59:00 PM

		Current Period Master Operating			Year to Date Master Operating			
		Actual	Budget	\$ Var	Actual	Budget	\$ Var	Annual
Income								
<u>Income</u>								
5010	Master Assessment	312,510.00	312,510.00	0.00	623,700.00	625,020.00	(1,320.00)	3,750,120.00
5016	Bad Debt (Contra Reven	(667.00)	(667.00)	0.00	(1,330.00)	(1,330.00)	0.00	(8,000.00)
5020	Late Fees/Interest	570.00	0.00	570.00	1,320.00	0.00	1,320.00	0.00
5021	Gate Transponder Incorr	2,065.00	2,083.00	(18.00)	4,365.00	4,170.00	195.00	25,000.00
5022	DragonRidge CC Transp	615.00	458.00	157.00	780.00	920.00	(140.00)	5,500.00
5026	Violation Fines	300.00	0.00	300.00	8,745.00	0.00	8,745.00	0.00
5027	Operating Interest	994.50	1,042.00	(47.50)	2,091.35	2,080.00	11.35	12,500.00
5029	Collection Fees	550.00	0.00	550.00	1,550.00	0.00	1,550.00	0.00
5030	Rtnd Pymt Fees	30.00	0.00	30.00	30.00	0.00	30.00	0.00
5050	Design Review Fees	505.00	250.00	255.00	645.00	500.00	145.00	3,000.00
TOTAL Income		317,472.50	315,676.00	1,796.50	641,896.35	631,360.00	10,536.35	3,788,120.00
TOTAL Income		317,472.50	315,676.00	1,796.50	641,896.35	631,360.00	10,536.35	3,788,120.00
Expense								
<u>Administrative</u>								
6005	Audit/Tax Prep	0.00	0.00	0.00	0.00	0.00	0.00	2,675.00
6020	Bank Charges/Fees	40.00	125.00	85.00	70.00	250.00	180.00	1,500.00
6025	Collection Costs	1,000.00	917.00	(83.00)	2,600.00	1,830.00	(770.00)	11,000.00
6026	Insurance	2,842.00	3,750.00	908.00	5,981.00	7,500.00	1,519.00	45,000.00
6035	Legal	2,127.68	1,667.00	(460.68)	2,127.68	3,330.00	1,202.32	20,000.00
6040	Management Fees	13,744.00	14,000.00	256.00	27,488.00	28,000.00	512.00	168,000.00
6045	Ombudsman/SOS	0.00	0.00	0.00	0.00	0.00	0.00	7,500.00
6050	Copies/Supplies	1,128.08	2,083.00	954.92	5,763.38	4,170.00	(1,593.38)	25,000.00
6053	Postage	386.27	583.00	196.73	1,350.33	1,170.00	(180.33)	7,000.00
6056	Website	50.00	50.00	0.00	100.00	100.00	0.00	600.00
6058	Federal Income Tax	0.00	0.00	0.00	0.00	0.00	0.00	15,000.00
6067	Welcome/Community/So	0.00	4,167.00	4,167.00	0.00	8,330.00	8,330.00	50,000.00
6090	Contingency	0.00	458.00	458.00	0.00	920.00	920.00	5,500.00
9035	Guardhouse Supplies	0.00	625.00	625.00	120.18	1,250.00	1,129.82	7,500.00
TOTAL Administrative		21,318.03	28,425.00	7,106.97	45,600.57	56,850.00	11,249.43	366,275.00
<u>Gate</u>								
9015	Gate Repairs/Mtnc	3,730.00	1,458.00	(2,272.00)	3,730.00	2,920.00	(810.00)	17,500.00
9025	Gate Transponder Exper	2,204.50	3,000.00	795.50	2,204.50	6,000.00	3,795.50	36,000.00
9030	Gate Software/Paper/Pa	4,851.90	6,250.00	1,398.10	9,703.80	12,500.00	2,796.20	75,000.00
TOTAL Gate		10,786.40	10,708.00	(78.40)	15,638.30	21,420.00	5,781.70	128,500.00
<u>Landscaping</u>								
7010	Landscape Contract	40,558.00	40,000.00	(558.00)	80,203.10	80,000.00	(203.10)	480,000.00
7015	Landsc Misc/Rprs	0.00	3,750.00	3,750.00	8,153.94	7,500.00	(653.94)	45,000.00
7020	Landsc Tree Mtnc/Contr	6,840.00	22,917.00	16,077.00	6,840.00	45,830.00	38,990.00	275,000.00
TOTAL Landscaping		47,398.00	66,667.00	19,269.00	95,197.04	133,330.00	38,132.96	800,000.00
<u>Pool</u>								

Foothills at MacDonald Ranch Mstr

Income and Expense Statement

Period 2/1/2025 To 2/28/2025 11:59:00 PM

		Current Period Master Operating			Year to Date Master Operating			Annual
		Actual	Budget	\$ Var	Actual	Budget	\$ Var	
7130	Fountain Contract	700.00	625.00	(75.00)	1,400.00	1,250.00	(150.00)	7,500.00
7135	Fountain Mtnc/Rprs	0.00	542.00	542.00	0.00	1,080.00	1,080.00	6,500.00
TOTAL Pool		700.00	1,167.00	467.00	1,400.00	2,330.00	930.00	14,000.00
<u>Repairs/Maintenance</u>								
8010	Janitorial Contract	961.00	1,083.00	122.00	2,383.00	2,170.00	(213.00)	13,000.00
8015	General Mtnc/Rprs	5,120.00	4,167.00	(953.00)	5,850.00	8,330.00	2,480.00	50,000.00
8020	Street Sweeping/SWPP	2,740.00	3,333.00	593.00	5,765.00	6,670.00	905.00	40,000.00
8025	Pest Control/Trapping	7,675.00	5,000.00	(2,675.00)	15,350.00	10,000.00	(5,350.00)	60,000.00
8055	Holiday Lighting/Decorati	0.00	0.00	0.00	0.00	0.00	0.00	15,500.00
8075	Common Area Imprv/Coi	0.00	1,250.00	1,250.00	0.00	2,500.00	2,500.00	15,000.00
8090	Playground Equip Mtnc/I	235.00	1,250.00	1,015.00	470.00	2,500.00	2,030.00	15,000.00
8100	Lighting Mtnc Contract	2,020.00	2,292.00	272.00	4,040.00	4,580.00	540.00	27,500.00
8105	Lighting Misc/Repairs	453.64	1,917.00	1,463.36	1,712.71	3,830.00	2,117.29	23,000.00
TOTAL Repairs/Maintenanc		19,204.64	20,292.00	1,087.36	35,570.71	40,580.00	5,009.29	259,000.00
<u>Reserve</u>								
9800	Reserve Transfer	83,754.00	83,754.00	0.00	167,505.00	167,505.00	0.00	1,005,045.00
TOTAL Reserve		83,754.00	83,754.00	0.00	167,505.00	167,505.00	0.00	1,005,045.00
<u>Security</u>								
9100	Security Officer/Rover C	77,399.26	81,250.00	3,850.74	159,201.36	162,500.00	3,298.64	975,000.00
TOTAL Security		77,399.26	81,250.00	3,850.74	159,201.36	162,500.00	3,298.64	975,000.00
<u>Utilities</u>								
9500	Electricity	2,290.19	3,500.00	1,209.81	4,975.06	7,500.00	2,524.94	40,000.00
9505	Water/Sewer	6,483.86	5,000.00	(1,483.86)	12,617.16	13,000.00	382.84	185,000.00
9520	Telephone/Internet	523.39	1,250.00	726.61	912.99	2,500.00	1,587.01	15,000.00
9530	Trash	19.35	25.00	5.65	38.46	50.00	11.54	300.00
TOTAL Utilities		9,316.79	9,775.00	458.21	18,543.67	23,050.00	4,506.33	240,300.00
TOTAL Expense		269,877.12	302,038.00	32,160.88	538,656.65	607,565.00	68,908.35	3,788,120.00
Excess Revenue / Expense		47,595.38	13,638.00	33,957.38	103,239.70	23,795.00	79,444.70	0.00

Foothills at MacDonald Ranch Mstr Income and Expense Statement

Period 2/1/2025 To 2/28/2025 11:59:00 PM

		Current Period Master Reserve			Year to Date Master Reserve			
		Actual	Budget	\$ Var	Actual	Budget	\$ Var	Annual
Income								
<u>Reserve</u>								
5100	Reserve Transfer	83,754.00	83,754.00	0.00	167,505.00	167,505.00	0.00	1,005,045.00
5105	Reserve Interest	5,196.32	1,667.00	3,529.32	10,918.36	3,330.00	7,588.36	20,000.00
5126	DRCL Contra Income	(78,772.13)	0.00	(78,772.13)	(147,850.13)	0.00	(147,850.13)	0.00
TOTAL Reserve		10,178.19	85,421.00	(75,242.81)	30,573.23	170,835.00	(140,261.77)	1,025,045.00
TOTAL Income		10,178.19	85,421.00	(75,242.81)	30,573.23	170,835.00	(140,261.77)	1,025,045.00
Expense								
<u>Reserve</u>								
9900	Bank Charges	20.00	0.00	(20.00)	20.00	0.00	(20.00)	0.00
9909	Street Light Fixt/Pole Rpr	0.00	0.00	0.00	0.00	0.00	0.00	7,826.00
9911	Bollard Lighting Rpc/Rpr	0.00	0.00	0.00	0.00	0.00	0.00	1,872.00
9920	Gates	2,070.00	0.00	(2,070.00)	2,070.00	0.00	(2,070.00)	0.00
9924	Groundcover Replenish	0.00	0.00	0.00	0.00	0.00	0.00	18,720.00
9926	Landscape Renovation	0.00	0.00	0.00	12,590.00	12,590.00	0.00	520,000.00
9937	Curb Repaint	0.00	0.00	0.00	0.00	0.00	0.00	8,060.00
9938	Asphalt Prev Maint	0.00	0.00	0.00	0.00	0.00	0.00	4,408.00
9940	HVAC	0.00	0.00	0.00	1,108.00	0.00	(1,108.00)	0.00
9960	Wrought Iron Fencing	0.00	0.00	0.00	0.00	0.00	0.00	3,328.00
9961	Water Heater Replacem	0.00	0.00	0.00	975.00	0.00	(975.00)	0.00
9982	Playground/Sports Court	13,810.23	0.00	(13,810.23)	13,810.23	0.00	(13,810.23)	0.00
9983	Stucco Surfaces	0.00	0.00	0.00	0.00	0.00	0.00	5,408.00
9986	Solar Flash/Street Radar	0.00	0.00	0.00	0.00	0.00	0.00	47,590.00
9988	Tennis Ct Rsfc/Light/Fen	0.00	0.00	0.00	0.00	0.00	0.00	81,536.00
9989	Park Furnishing/Drink Fr	0.00	0.00	0.00	0.00	0.00	0.00	45,614.00
9991	Pavers Seal & Repair	0.00	0.00	0.00	0.00	0.00	0.00	3,263.00
9993	Paint Vehicle Gates	0.00	0.00	0.00	0.00	0.00	0.00	2,964.00
TOTAL Reserve		15,900.23	0.00	(15,900.23)	30,573.23	12,590.00	(17,983.23)	750,589.00
TOTAL Expense		15,900.23	0.00	(15,900.23)	30,573.23	12,590.00	(17,983.23)	750,589.00
Excess Revenue / Expense		(5,722.04)	85,421.00	(91,143.04)	0.00	158,245.00	(158,245.00)	274,456.00

Foothills at MacDonald Ranch Mstr

DragonGlen Operating

Assets		
Cash		
Alliance Bank DragonGlen Op 1140	134,069.29	
Alliance DragonGlen Op CDARs	52,432.26	
Total Cash	186,501.55	
Total Assets		186,501.55
Liabilities & Equity		
Liability		
Accrued Payables	658.88	
Total Liability	658.88	
Equity		
Operating Fund Balance	173,992.06	
Net Income/(Loss)	11,850.61	
Total Equity	185,842.67	
Total Liabilities & Equity		186,501.55

Foothills at MacDonald Ranch Mstr

DragonGlen Reserve

Assets		
Cash		
Reserve Accrued Interest	172.80	
Alliance DragonGlen Rsrv 4416	85,855.34	
Alliance DragonGlen Rsv CDARs	367,699.27	
Total Cash	453,727.41	
Total Assets		453,727.41
Liabilities & Equity		
Liability		
Contract Liability	451,476.03	
Total Liability	451,476.03	
Equity		
Net Income/(Loss)	2,251.38	
Total Equity	2,251.38	
Total Liabilities & Equity		453,727.41

Foothills at MacDonald Ranch Mstr

Income and Expense Statement

Period 2/1/2025 To 2/28/2025 11:59:00 PM

		Current Period DragonGlen Operating			Year to Date DragonGlen Operating			
		Actual	Budget	\$ Var	Actual	Budget	\$ Var	Annual
Income								
<u>Income</u>								
5015	DragonGlen Assessmen	19,635.00	19,278.00	357.00	39,270.00	38,556.00	714.00	231,336.00
5027	Operating Interest	101.77	83.00	18.77	213.96	170.00	43.96	1,000.00
5052	Capital Contribution	0.00	167.00	(167.00)	0.00	330.00	(330.00)	2,000.00
TOTAL Income		19,736.77	19,528.00	208.77	39,483.96	39,056.00	427.96	234,336.00
TOTAL Income		19,736.77	19,528.00	208.77	39,483.96	39,056.00	427.96	234,336.00
Expense								
<u>Administrative</u>								
6020	Bank Charges/Fees	20.00	20.00	0.00	40.00	40.00	0.00	240.00
TOTAL Administrative		20.00	20.00	0.00	40.00	40.00	0.00	240.00
<u>Gate</u>								
9015	Gate Repairs/Mtn	0.00	333.00	333.00	0.00	670.00	670.00	4,000.00
TOTAL Gate		0.00	333.00	333.00	0.00	670.00	670.00	4,000.00
<u>Landscaping</u>								
7010	Landscape Contract	0.00	1,042.00	1,042.00	0.00	2,080.00	2,080.00	12,500.00
7020	Landsc Tree Mtn/Contr	0.00	2,083.00	2,083.00	0.00	4,170.00	4,170.00	25,000.00
TOTAL Landscaping		0.00	3,125.00	3,125.00	0.00	6,250.00	6,250.00	37,500.00
<u>Repairs/Maintenance</u>								
8015	General Mtn/Rprs	0.00	208.00	208.00	0.00	420.00	420.00	2,500.00
8100	Lighting Mtn Contract	0.00	167.00	167.00	0.00	330.00	330.00	2,000.00
TOTAL Repairs/Maintenanc		0.00	375.00	375.00	0.00	750.00	750.00	4,500.00
<u>Reserve</u>								
9800	Reserve Transfer	13,323.00	13,323.00	0.00	26,641.00	26,641.00	0.00	159,871.00
TOTAL Reserve		13,323.00	13,323.00	0.00	26,641.00	26,641.00	0.00	159,871.00
<u>Utilities</u>								
9500	Electricity	111.15	1,500.00	1,388.85	257.05	3,500.00	3,242.95	18,200.00
9505	Water/Sewer	419.91	300.00	(119.91)	606.98	600.00	(6.98)	9,250.00
9520	Telephone/Internet	51.95	65.00	13.05	88.32	125.00	36.68	775.00
TOTAL Utilities		583.01	1,865.00	1,281.99	952.35	4,225.00	3,272.65	28,225.00
TOTAL Expense		13,926.01	19,041.00	5,114.99	27,633.35	38,576.00	10,942.65	234,336.00
Excess Revenue / Expense		5,810.76	487.00	5,323.76	11,850.61	480.00	11,370.61	0.00

Foothills at MacDonald Ranch Mstr Income and Expense Statement

Period 2/1/2025 To 2/28/2025 11:59:00 PM

		Current Period DragonGlen Reserve			Year to Date DragonGlen Reserve			
		Actual	Budget	\$ Var	Actual	Budget	\$ Var	Annual
Income								
<u>Reserve</u>								
5100	Reserve Transfer	13,323.00	13,323.00	0.00	26,641.00	26,641.00	0.00	159,871.00
5105	Reserve Interest	1,083.24	104.00	979.24	2,251.38	210.00	2,041.38	1,250.00
5126	DRCL Contra Income	(13,323.00)	0.00	(13,323.00)	(26,621.00)	0.00	(26,621.00)	0.00
TOTAL Reserve		1,083.24	13,427.00	(12,343.76)	2,271.38	26,851.00	(24,579.62)	161,121.00
TOTAL Income		1,083.24	13,427.00	(12,343.76)	2,271.38	26,851.00	(24,579.62)	161,121.00
Expense								
<u>Reserve</u>								
9900	Bank Charges	0.00	0.00	0.00	20.00	0.00	(20.00)	0.00
9909	Street Light Fixt/Pole Rpt	0.00	0.00	0.00	0.00	0.00	0.00	12,250.00
9935	Asphalt Seal Coat/Crack	0.00	0.00	0.00	0.00	0.00	0.00	150,000.00
9980	Gate Hinges/Arm Barrier	0.00	0.00	0.00	0.00	0.00	0.00	2,380.00
9993	Paint Vehicle Gates	0.00	0.00	0.00	0.00	0.00	0.00	1,839.00
TOTAL Reserve		0.00	0.00	0.00	20.00	0.00	(20.00)	166,469.00
TOTAL Expense		0.00	0.00	0.00	20.00	0.00	(20.00)	166,469.00
Excess Revenue / Expense		1,083.24	13,427.00	(12,343.76)	2,251.38	26,851.00	(24,599.62)	(5,348.00)

Foothills at MacDonald Ranch Mstr

DragonRidge Operating

Assets		
Cash		
Alliance Bank DragonRidge Op 9139	30,466.28	
Total Cash	30,466.28	
Total Assets		30,466.28
Liabilities & Equity		
Liability		
Accrued Payables	2,408.28	
Total Liability	2,408.28	
Equity		
Operating Fund Balance	22,842.02	
Net Income/(Loss)	5,215.98	
Total Equity	28,058.00	
Total Liabilities & Equity		30,466.28

Foothills at MacDonald Ranch Mstr

DragonRidge Reserve

Assets		
Cash		
Enterprise Bk & Trust DragonRidge 0219	164,230.56	
Total Cash	164,230.56	
Total Assets		164,230.56
Liabilities & Equity		
Liability		
Contract Liability	163,933.51	
Total Liability	163,933.51	
Equity		
Net Income/(Loss)	297.05	
Total Equity	297.05	
Total Liabilities & Equity		164,230.56

Foothills at MacDonald Ranch Mstr Income and Expense Statement

Period 2/1/2025 To 2/28/2025 11:59:00 PM

		Current Period DragonRidge Operating			Year to Date DragonRidge Operating			
		Actual	Budget	\$ Var	Actual	Budget	\$ Var	Annual
Income								
<u>Income</u>								
5014	DragonRidge Assessmei	5,400.00	5,400.00	0.00	10,800.00	10,800.00	0.00	64,800.00
5017	Dragon Ridge Reserve A	3,744.00	3,744.00	0.00	7,488.00	7,488.00	0.00	44,928.00
5027	Operating Interest	0.56	0.67	(0.11)	1.05	1.30	(0.25)	8.00
TOTAL Income		9,144.56	9,144.67	(0.11)	18,289.05	18,289.30	(0.25)	109,736.00
TOTAL Income		9,144.56	9,144.67	(0.11)	18,289.05	18,289.30	(0.25)	109,736.00
Expense								
<u>Administrative</u>								
6020	Bank Charges/Fees	20.00	20.00	0.00	40.00	40.00	0.00	240.00
TOTAL Administrative		20.00	20.00	0.00	40.00	40.00	0.00	240.00
<u>Gate</u>								
9015	Gate Repairs/Mtnc	0.00	125.00	125.00	240.00	250.00	10.00	1,500.00
TOTAL Gate		0.00	125.00	125.00	240.00	250.00	10.00	1,500.00
<u>Landscaping</u>								
7010	Landscape Contract	1,793.00	1,833.00	40.00	3,586.00	3,670.00	84.00	22,000.00
7015	Landsc Misc/Rprs	0.00	83.00	83.00	0.00	170.00	170.00	1,000.00
7020	Landsc Tree Mtnc/Contr	0.00	1,667.00	1,667.00	0.00	3,330.00	3,330.00	20,000.00
TOTAL Landscaping		1,793.00	3,583.00	1,790.00	3,586.00	7,170.00	3,584.00	43,000.00
<u>Repairs/Maintenance</u>								
8105	Lighting Misc/Repairs	0.00	83.00	83.00	0.00	170.00	170.00	1,000.00
TOTAL Repairs/Maintenanc		0.00	83.00	83.00	0.00	170.00	170.00	1,000.00
<u>Reserve</u>								
9800	Reserve Transfer	312.00	312.00	0.00	623.00	623.00	0.00	3,743.00
9820	Reserve Assessment Tr	3,744.00	3,744.00	0.00	7,488.00	7,488.00	0.00	44,928.00
TOTAL Reserve		4,056.00	4,056.00	0.00	8,111.00	8,111.00	0.00	48,671.00
<u>Utilities</u>								
9500	Electricity	69.71	90.00	20.29	146.48	190.00	43.52	1,000.00
9505	Water/Sewer	380.83	750.00	369.17	754.31	1,500.00	745.69	13,000.00
9520	Telephone/Internet	127.80	111.00	(16.80)	195.28	215.00	19.72	1,325.00
TOTAL Utilities		578.34	951.00	372.66	1,096.07	1,905.00	808.93	15,325.00
TOTAL Expense		6,447.34	8,818.00	2,370.66	13,073.07	17,646.00	4,572.93	109,736.00
Excess Revenue / Expense		2,697.22	326.67	2,370.55	5,215.98	643.30	4,572.68	0.00

Foothills at MacDonald Ranch Mstr Income and Expense Statement

Period 2/1/2025 To 2/28/2025 11:59:00 PM

		Current Period DragonRidge Reserve			Year to Date DragonRidge Reserve			
		Actual	Budget	\$ Var	Actual	Budget	\$ Var	Annual
Income								
<u>Reserve</u>								
5100	Reserve Transfer	312.00	312.00	0.00	623.00	623.00	0.00	3,743.00
5105	Reserve Interest	125.01	125.00	0.01	297.05	250.00	47.05	1,500.00
5120	Reserve Assessment Tx	3,744.00	3,744.00	0.00	7,488.00	7,488.00	0.00	44,928.00
5126	DRCL Contra Income	(4,056.00)	0.00	(4,056.00)	(8,111.00)	0.00	(8,111.00)	0.00
TOTAL Reserve		125.01	4,181.00	(4,055.99)	297.05	8,361.00	(8,063.95)	50,171.00
TOTAL Income		125.01	4,181.00	(4,055.99)	297.05	8,361.00	(8,063.95)	50,171.00
Expense								
<u>Reserve</u>								
9964	Gate Operators Rpr/Rplc	0.00	0.00	0.00	0.00	0.00	0.00	18,928.00
9980	Gate Hinges/Arm Barrier	0.00	0.00	0.00	0.00	0.00	0.00	4,759.00
9993	Paint Vehicle Gates	0.00	0.00	0.00	0.00	0.00	0.00	1,839.00
TOTAL Reserve		0.00	0.00	0.00	0.00	0.00	0.00	25,526.00
TOTAL Expense		0.00	0.00	0.00	0.00	0.00	0.00	25,526.00
Excess Revenue / Expense		125.01	4,181.00	(4,055.99)	297.05	8,361.00	(8,063.95)	24,645.00

Foothills at MacDonald Ranch Mstr

Lairmont Operating

Assets		
Cash		
Alliance Bank Lairmont Op 5100	14,181.42	
Total Cash	14,181.42	
Total Assets		14,181.42
Liabilities & Equity		
Liability		
Accrued Payables	275.14	
Due to Master/Sub	46.04	
Total Liability	321.18	
Equity		
Operating Fund Balance	13,470.56	
Net Income/(Loss)	389.68	
Total Equity	13,860.24	
Total Liabilities & Equity		14,181.42

Foothills at MacDonald Ranch Mstr

Lairmont Reserve

Assets		
<u>Cash</u>		
Enterprise Bk & Trust Lairmont 197	74,897.64	
<u>Total Cash</u>	<u>74,897.64</u>	
<i>Total Assets</i>		<u><u>74,897.64</u></u>
Liabilities & Equity		
<u>Liability</u>		
Contract Liability	73,535.67	
<u>Total Liability</u>	<u>73,535.67</u>	
<u>Equity</u>		
Reserve Fund Balance	1,240.41	
Net Income/(Loss)	121.56	
<u>Total Equity</u>	<u>1,361.97</u>	
<i>Total Liabilities & Equity</i>		<u><u>74,897.64</u></u>

Foothills at MacDonald Ranch Mstr Income and Expense Statement

Period 2/1/2025 To 2/28/2025 11:59:00 PM

		Current Period Lairmont Operating			Year to Date Lairmont Operating			
		Actual	Budget	\$ Var	Actual	Budget	\$ Var	Annual
Income								
<u>Income</u>								
5011	Lairmont Assessment	1,120.00	1,120.00	0.00	2,240.00	2,240.00	0.00	13,440.00
5027	Operating Interest	0.27	0.33	(0.06)	0.57	0.70	(0.13)	4.00
TOTAL Income		1,120.27	1,120.33	(0.06)	2,240.57	2,240.70	(0.13)	13,444.00
TOTAL Income		1,120.27	1,120.33	(0.06)	2,240.57	2,240.70	(0.13)	13,444.00
Expense								
<u>Administrative</u>								
6090	Contingency	20.00	42.00	22.00	40.00	80.00	40.00	500.00
TOTAL Administrative		20.00	42.00	22.00	40.00	80.00	40.00	500.00
<u>Gate</u>								
9015	Gate Repairs/Mtn	0.00	84.00	84.00	0.00	160.00	160.00	1,000.00
TOTAL Gate		0.00	84.00	84.00	0.00	160.00	160.00	1,000.00
<u>Landscaping</u>								
7010	Landscape Contract	200.00	233.00	33.00	400.00	470.00	70.00	2,800.00
TOTAL Landscaping		200.00	233.00	33.00	400.00	470.00	70.00	2,800.00
<u>Reserve</u>								
9800	Reserve Transfer	560.00	560.00	0.00	1,119.00	1,119.00	0.00	6,719.00
TOTAL Reserve		560.00	560.00	0.00	1,119.00	1,119.00	0.00	6,719.00
<u>Utilities</u>								
9500	Electricity	54.06	71.00	16.94	113.09	140.00	26.91	850.00
9505	Water/Sewer	21.73	40.00	18.27	42.52	70.00	27.48	600.00
9520	Telephone/Internet	82.13	81.25	(0.88)	136.28	162.50	26.22	975.00
TOTAL Utilities		157.92	192.25	34.33	291.89	372.50	80.61	2,425.00
TOTAL Expense		937.92	1,111.25	173.33	1,850.89	2,201.50	350.61	13,444.00
Excess Revenue / Expense		182.35	9.08	173.27	389.68	39.20	350.48	0.00

Foothills at MacDonald Ranch Mstr Income and Expense Statement

Period 2/1/2025 To 2/28/2025 11:59:00 PM

		Current Period Lairmont Reserve			Year to Date Lairmont Reserve			
		Actual	Budget	\$ Var	Actual	Budget	\$ Var	Annual
Income								
<u>Reserve</u>								
5100	Reserve Transfer	560.00	560.00	0.00	1,119.00	1,119.00	0.00	6,719.00
5105	Reserve Interest	49.62	58.00	(8.38)	121.56	120.00	1.56	700.00
5126	DRCL Contra Income	(560.00)	0.00	(560.00)	(1,119.00)	0.00	(1,119.00)	0.00
TOTAL Reserve		49.62	618.00	(568.38)	121.56	1,239.00	(1,117.44)	7,419.00
TOTAL Income		49.62	618.00	(568.38)	121.56	1,239.00	(1,117.44)	7,419.00
Expense								
<u>Reserve</u>								
9993	Paint Vehicle Gates	0.00	0.00	0.00	0.00	0.00	0.00	884.00
TOTAL Reserve		0.00	0.00	0.00	0.00	0.00	0.00	884.00
TOTAL Expense		0.00	0.00	0.00	0.00	0.00	0.00	884.00
Excess Revenue / Expense		49.62	618.00	(568.38)	121.56	1,239.00	(1,117.44)	6,535.00

Foothills at MacDonald Ranch Mstr

Liege Operating

Assets		
<u>Cash</u>		
Alliance Bank Liege Op 5135	28,802.67	
<u>Total Cash</u>	<u>28,802.67</u>	
<i>Total Assets</i>		<u><u>28,802.67</u></u>
Liabilities & Equity		
<u>Liability</u>		
Accrued Payables	2,483.68	
<u>Total Liability</u>	<u>2,483.68</u>	
<u>Equity</u>		
Operating Fund Balance	20,364.64	
Net Income/(Loss)	5,954.35	
<u>Total Equity</u>	<u>26,318.99</u>	
<i>Total Liabilities & Equity</i>		<u><u>28,802.67</u></u>

Foothills at MacDonald Ranch Mstr

Liege Reserve

Assets		
Cash		
Enterprise Bk & Trust Liege 0200	38,048.30	
Alliance Bank Liege Rsrv 0129	17,515.27	
Total Cash	55,563.57	
Total Assets		55,563.57
Liabilities & Equity		
Liability		
Contract Liability	55,518.83	
Total Liability	55,518.83	
Equity		
Net Income/(Loss)	44.74	
Total Equity	44.74	
Total Liabilities & Equity		55,563.57

Foothills at MacDonald Ranch Mstr Income and Expense Statement

Period 2/1/2025 To 2/28/2025 11:59:00 PM

		Current Period Liege Operating			Year to Date Liege Operating			
		Actual	Budget	\$ Var	Actual	Budget	\$ Var	Annual
Income								
<u>Income</u>								
5012	Liege Assessment	5,733.00	5,733.00	0.00	11,466.00	11,466.00	0.00	68,796.00
5027	Operating Interest	0.50	0.00	0.50	1.01	0.00	1.01	0.00
TOTAL Income		5,733.50	5,733.00	0.50	11,467.01	11,466.00	1.01	68,796.00
TOTAL Income		5,733.50	5,733.00	0.50	11,467.01	11,466.00	1.01	68,796.00
Expense								
<u>Administrative</u>								
6090	Contingency	20.00	42.00	22.00	40.00	80.00	40.00	500.00
TOTAL Administrative		20.00	42.00	22.00	40.00	80.00	40.00	500.00
<u>Gate</u>								
9015	Gate Repairs/Mtnc	0.00	125.00	125.00	0.00	250.00	250.00	1,500.00
TOTAL Gate		0.00	125.00	125.00	0.00	250.00	250.00	1,500.00
<u>Landscaping</u>								
7010	Landscape Contract	1,850.00	1,875.00	25.00	3,700.00	3,750.00	50.00	22,500.00
7020	Landsc Tree Mtnc/Contr	0.00	2,000.00	2,000.00	0.00	4,000.00	4,000.00	24,000.00
TOTAL Landscaping		1,850.00	3,875.00	2,025.00	3,700.00	7,750.00	4,050.00	46,500.00
<u>Repairs/Maintenance</u>								
8015	General Mtnc/Rprs	0.00	42.00	42.00	0.00	80.00	80.00	500.00
8100	Lighting Mtnc Contract	0.00	150.00	150.00	0.00	300.00	300.00	1,800.00
TOTAL Repairs/Maintenanc		0.00	192.00	192.00	0.00	380.00	380.00	2,300.00
<u>Reserve</u>								
9800	Reserve Transfer	296.00	296.00	0.00	586.00	586.00	0.00	3,546.00
TOTAL Reserve		296.00	296.00	0.00	586.00	586.00	0.00	3,546.00
<u>Utilities</u>								
9500	Electricity	172.73	250.00	77.27	360.86	510.00	149.14	2,600.00
9505	Water/Sewer	370.54	200.00	(170.54)	707.03	550.00	(157.03)	11,000.00
9520	Telephone/Internet	75.31	71.00	(4.31)	118.77	140.00	21.23	850.00
TOTAL Utilities		618.58	521.00	(97.58)	1,186.66	1,200.00	13.34	14,450.00
TOTAL Expense		2,784.58	5,051.00	2,266.42	5,512.66	10,246.00	4,733.34	68,796.00
Excess Revenue / Expense		2,948.92	682.00	2,266.92	5,954.35	1,220.00	4,734.35	0.00

Foothills at MacDonald Ranch Mstr Income and Expense Statement

Period 2/1/2025 To 2/28/2025 11:59:00 PM

		Current Period Liege Reserve			Year to Date Liege Reserve			
		Actual	Budget	\$ Var	Actual	Budget	\$ Var	Annual
Income								
<u>Reserve</u>								
5100	Reserve Transfer	296.00	296.00	0.00	586.00	586.00	0.00	3,546.00
5105	Reserve Interest	17.09	23.00	(5.91)	44.74	50.00	(5.26)	280.00
5126	DRCL Contra Income	(296.00)	0.00	(296.00)	(586.00)	0.00	(586.00)	0.00
TOTAL Reserve		17.09	319.00	(301.91)	44.74	636.00	(591.26)	3,826.00
TOTAL Income		17.09	319.00	(301.91)	44.74	636.00	(591.26)	3,826.00
Expense								
<u>Reserve</u>								
9964	Gate Operators Rpr/Rplc	0.00	0.00	0.00	0.00	0.00	0.00	9,464.00
9993	Paint Vehicle Gates	0.00	0.00	0.00	0.00	0.00	0.00	884.00
TOTAL Reserve		0.00	0.00	0.00	0.00	0.00	0.00	10,348.00
TOTAL Expense		0.00	0.00	0.00	0.00	0.00	0.00	10,348.00
Excess Revenue / Expense		17.09	319.00	(301.91)	44.74	636.00	(591.26)	(6,522.00)

Foothills at MacDonald Ranch Mstr

Retreat Operating

Assets		
Cash		
Alliance Bank Retreat Op 9121	59,514.63	
Total Cash	59,514.63	
Total Assets		59,514.63
Liabilities & Equity		
Liability		
Accrued Payables	2,971.61	
Total Liability	2,971.61	
Equity		
Operating Fund Balance	54,363.53	
Net Income/(Loss)	2,179.49	
Total Equity	56,543.02	
Total Liabilities & Equity		59,514.63

Foothills at MacDonald Ranch Mstr

Retreat Reserve

Assets		
Cash		
Reserve Accrued Interest	1,901.99	
First Citizens Bank Retreat 0891	56,669.76	
FCB Bank Retreat CDARS	234,539.28	
Total Cash	293,111.03	
Other Assets		
Due from Oper to Rsrv	9,500.00	
Total Other Assets	9,500.00	
Total Assets		302,611.03
Liabilities & Equity		
Liability		
Contract Liability	299,814.88	
Total Liability	299,814.88	
Equity		
Reserve Fund Balance	1,104.92	
Net Income/(Loss)	1,691.23	
Total Equity	2,796.15	
Total Liabilities & Equity		302,611.03

Foothills at MacDonald Ranch Mstr Income and Expense Statement

Period 2/1/2025 To 2/28/2025 11:59:00 PM

		Current Period Retreat Operating			Year to Date Retreat Operating			
		Actual	Budget	\$ Var	Actual	Budget	\$ Var	Annual
Income								
<u>Income</u>								
5013	Retreat Assessment	4,950.00	4,950.00	0.00	9,900.00	9,900.00	0.00	59,400.00
5027	Operating Interest	1.23	1.17	0.06	2.49	2.30	0.19	14.00
5031	Retreat Reserve Assessi	5,000.00	5,000.00	0.00	10,000.00	10,000.00	0.00	60,000.00
TOTAL Income		9,951.23	9,951.17	0.06	19,902.49	19,902.30	0.19	119,414.00
TOTAL Income		9,951.23	9,951.17	0.06	19,902.49	19,902.30	0.19	119,414.00
Expense								
<u>Administrative</u>								
6090	Contingency	20.00	20.00	0.00	40.00	40.00	0.00	240.00
TOTAL Administrative		20.00	20.00	0.00	40.00	40.00	0.00	240.00
<u>Gate</u>								
9015	Gate Repairs/Mtnc	0.00	125.00	125.00	0.00	250.00	250.00	1,500.00
TOTAL Gate		0.00	125.00	125.00	0.00	250.00	250.00	1,500.00
<u>Landscaping</u>								
7010	Landscape Contract	2,357.00	2,500.00	143.00	4,714.00	5,000.00	286.00	30,000.00
TOTAL Landscaping		2,357.00	2,500.00	143.00	4,714.00	5,000.00	286.00	30,000.00
<u>Repairs/Maintenance</u>								
8015	General Mtnc/Rprs	0.00	83.00	83.00	0.00	170.00	170.00	1,000.00
8105	Lighting Misc/Repairs	0.00	84.00	84.00	0.00	160.00	160.00	1,000.00
TOTAL Repairs/Maintenanc		0.00	167.00	167.00	0.00	330.00	330.00	2,000.00
<u>Reserve</u>								
9800	Reserve Transfer	981.00	981.00	0.00	1,960.00	1,960.00	0.00	11,770.00
9820	Reserve Assessment Tr	5,000.00	5,000.00	0.00	10,000.00	10,000.00	0.00	60,000.00
TOTAL Reserve		5,981.00	5,981.00	0.00	11,960.00	11,960.00	0.00	71,770.00
<u>Utilities</u>								
9500	Electricity	81.23	170.00	88.77	180.21	350.00	169.79	2,100.00
9505	Water/Sewer	261.19	300.00	38.81	669.25	600.00	(69.25)	11,000.00
9520	Telephone/Internet	79.77	67.00	(12.77)	159.54	130.00	(29.54)	800.00
TOTAL Utilities		422.19	537.00	114.81	1,009.00	1,080.00	71.00	13,900.00
TOTAL Expense		8,780.19	9,330.00	549.81	17,723.00	18,660.00	937.00	119,410.00
Excess Revenue / Expense		1,171.04	621.17	549.87	2,179.49	1,242.30	937.19	4.00

Foothills at MacDonald Ranch Mstr Income and Expense Statement

Period 2/1/2025 To 2/28/2025 11:59:00 PM

		Current Period Retreat Reserve			Year to Date Retreat Reserve			
		Actual	Budget	\$ Var	Actual	Budget	\$ Var	Annual
Income								
<u>Reserve</u>								
5100	Reserve Transfer	981.00	981.00	0.00	1,960.00	1,960.00	0.00	11,770.00
5105	Reserve Interest	802.20	833.00	(30.80)	1,691.23	1,670.00	21.23	10,000.00
5120	Reserve Assessment Tx	5,000.00	5,000.00	0.00	10,000.00	10,000.00	0.00	60,000.00
5126	DRCL Contra Income	(5,981.00)	0.00	(5,981.00)	(11,960.00)	0.00	(11,960.00)	0.00
TOTAL Reserve		802.20	6,814.00	(6,011.80)	1,691.23	13,630.00	(11,938.77)	81,770.00
TOTAL Income		802.20	6,814.00	(6,011.80)	1,691.23	13,630.00	(11,938.77)	81,770.00
Expense								
<u>Reserve</u>								
9960	Wrought Iron Fencing	0.00	0.00	0.00	0.00	0.00	0.00	21,024.00
9964	Gate Operators Rpr/Rplc	0.00	0.00	0.00	0.00	0.00	0.00	8,750.00
9965	Gate Phone System	0.00	0.00	0.00	0.00	0.00	0.00	5,720.00
9991	Pavers Seal & Repair	0.00	0.00	0.00	0.00	0.00	0.00	1,758.00
9993	Paint Vehicle Gates	0.00	0.00	0.00	0.00	0.00	0.00	1,839.00
TOTAL Reserve		0.00	0.00	0.00	0.00	0.00	0.00	39,091.00
TOTAL Expense		0.00	0.00	0.00	0.00	0.00	0.00	39,091.00
Excess Revenue / Expense		802.20	6,814.00	(6,011.80)	1,691.23	13,630.00	(11,938.77)	42,679.00