

Lakewood Gardens Association  
Balance Sheet

As of December 31, 2025

As of December 31, 2024

ASSETS:

Farmers & Merchants Checking	20,120.28	19,082.00
F&M Money Market Reserves	92,217.54	67,347.15
Six Month CD	<u>10,294.96</u>	<u>10,284.67</u>
TOTAL	122,632.78	96,713.82

Accounts Receivable	0.00	0.00
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LIABILITIES:

Accounts Payable	0.00	0.00
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**Lwg Assn**  
**Profit & Loss Prev Year Comparison**  
**December 2025**

	Dec 25	Dec 24	Jun - Dec 25
<b>Ordinary Income/Expense</b>			
<b>Income</b>			
<b>Association Dues</b>			
Garage Assessment	80.00	80.00	560.00
Lwg Assn Dues	35,615.00	35,468.95	247,393.00
<b>Total Association Dues</b>	35,695.00	35,548.95	247,953.00
Charter dividend	0.00	0.00	5,334.82
Vermilion Development	15,000.00	0.00	30,000.00
<b>Total Income</b>	50,695.00	35,548.95	283,287.82
<b>Expense</b>			
Accounting & Legal	0.00	0.00	2,700.00
Bank Service Charges	0.00	0.00	22.00
Cleaning	0.00	0.00	1,086.25
Communications Consulting Group	0.00	0.00	1,600.44
Grounds	453.13	444.12	16,867.02
Insurance	9,785.46	7,908.55	68,498.20
Lawn Care	2,257.70	3,745.25	17,303.24
Management Fees	2,496.00	2,496.00	17,472.00
Miscellaneous	55.00	0.00	1,495.36
Pest Control	141.00	426.03	1,399.12
Real Estate Taxes	2.55	2.56	2.55
Repairs Carpentry	96.25	558.33	4,293.59
Repairs Plumbing	82.50	491.25	2,871.06
Repairs Roof/Gutters	48.13	866.25	5,226.85
Resident Manager	1,392.00	1,392.00	10,440.00
Snow Removal	4,110.00	0.00	4,110.00
Snow Shoveling	3,410.86	302.50	3,520.86
Trash Removal	2,669.76	1,251.79	18,916.03
Tree Trimming	10,327.40	0.00	13,434.90
<b>Utilities</b>			
Garages	31.95	29.06	219.28
Outside Lights	780.98	711.45	5,432.46
<b>Water</b>			
Sewer	976.29	1,006.19	6,834.03
Water - Other	7,826.97	7,318.96	53,201.37
<b>Total Water</b>	8,803.26	8,325.15	60,035.40
<b>Utilities - Other</b>	0.00	0.00	35.88
<b>Total Utilities</b>	9,616.19	9,065.66	65,723.02
<b>Total Expense</b>	46,943.93	28,950.29	256,982.49
<b>Net Ordinary Income</b>	3,751.07	6,598.66	26,305.33
<b>Other Income/Expense</b>			
<b>Other Income</b>			
Interest Income	17.26	9.27	161.28
<b>Total Other Income</b>	17.26	9.27	161.28
<b>Net Other Income</b>	17.26	9.27	161.28
<b>Net Income</b>	<b>3,768.33</b>	<b>6,607.93</b>	<b>26,466.61</b>

11:46 AM

01/08/26

Accrual Basis

**Lwg Assn**  
**Transaction Detail By Account**  
**December 2025**

Type	Date	Num	Name	Memo	Split	Amount	Balance
<b>Repairs Carpentry</b>							
Bill	12/05/2025	lbr sales	Docken Management	83 bsmt drywall	Bills Payable	27.50	27.50
Bill	12/05/2025	lbr sales	Docken Management	157 storage unit rpr	Bills Payable	13.75	41.25
Bill	12/19/2025	lbr sales	Docken Management	40 strm dr rpr	Bills Payable	55.00	96.25
Total Repairs Carpentry						96.25	96.25
<b>TOTAL</b>						<b>96.25</b>	<b>96.25</b>

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01/08/26

Accrual Basis

**Lwg Assn**  
**Transaction Detail By Account**  
**December 2025**

Type	Date	Num	Name	Memo	Split	Amount	Balance
<b>Grounds</b>							
Bill	12/05/2025	lbr sales	Docken Management	111 move curb to back	Bills Payable	20.62	20.62
Bill	12/05/2025	lbr sales	Docken Management		Bills Payable	206.25	226.87
Bill	12/05/2025	lbr sales	Docken Management	159-170 spread dirt	Bills Payable	165.00	391.87
Bill	12/08/2025	mad blk & stone	Docken Management		Bills Payable	33.76	425.63
Bill	12/19/2025	lbr sales	Docken Management	tractor rpr	Bills Payable	27.50	453.13
Total Grounds						453.13	453.13
<b>TOTAL</b>						<b>453.13</b>	<b>453.13</b>

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01/08/26

Accrual Basis

**Lwg Assn**  
**Transaction Detail By Account**  
**December 2025**

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<u>Type</u>	<u>Date</u>	<u>Num</u>	<u>Memo</u>	<u>Split</u>	<u>Amount</u>	<u>Balance</u>
<b>Insurance</b>						
General Journal	12/01/2025	m	travelers	Farmers & Mer...	9,785.46	9,785.46
Total Insurance					9,785.46	9,785.46
<b>TOTAL</b>					<b>9,785.46</b>	<b>9,785.46</b>

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01/08/26

Accrual Basis

**Lwg Assn**  
**Transaction Detail By Account**  
**December 2025**

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<u>Type</u>	<u>Date</u>	<u>Num</u>	<u>Name</u>	<u>Memo</u>	<u>Split</u>	<u>Amount</u>	<u>Balance</u>
Lawn Care Bill	12/01/2025	northern	Docken Management	32020	Bills Payable	2,257.70	2,257.70
Total Lawn Care						2,257.70	2,257.70
<b>TOTAL</b>						<b>2,257.70</b>	<b>2,257.70</b>

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Accrual Basis

**Lwg Assn**  
**Transaction Detail By Account**  
**December 2025**

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<u>Type</u>	<u>Date</u>	<u>Num</u>	<u>Name</u>	<u>Memo</u>	<u>Split</u>	<u>Amount</u>	<u>Balance</u>
<b>Management Fees</b>							
Bill	12/22/2025		Docken Management	Bills Payable		2,496.00	2,496.00
Total Management Fees						2,496.00	2,496.00
<b>TOTAL</b>						<b>2,496.00</b>	<b>2,496.00</b>

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Accrual Basis

**Lwg Assn**  
**Transaction Detail By Account**  
**December 2025**

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<u>Type</u>	<u>Date</u>	<u>Num</u>	<u>Name</u>	<u>Memo</u>	<u>Split</u>	<u>Amount</u>	<u>Balance</u>
Miscellaneous Bill	12/19/2025	lbr sales	Docken Management	7-14 wtr usage ck	Bills Payable	55.00	55.00
Total Miscellaneous						55.00	55.00
<b>TOTAL</b>						<b>55.00</b>	<b>55.00</b>

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Accrual Basis

**Lwg Assn**  
**Transaction Detail By Account**  
**December 2025**

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<u>Type</u>	<u>Date</u>	<u>Num</u>	<u>Name</u>	<u>Memo</u>	<u>Split</u>	<u>Amount</u>	<u>Balance</u>
<b>Pest Control</b>							
Bill	12/01/2025	prf pest	Docken Management	883770	Bills Payable	141.00	141.00
Total Pest Control						141.00	141.00
<b>TOTAL</b>						<b>141.00</b>	<b>141.00</b>

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Accrual Basis

**Lwg Assn**  
**Transaction Detail By Account**  
**December 2025**

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<u>Type</u>	<u>Date</u>	<u>Num</u>	<u>Name</u>	<u>Memo</u>	<u>Split</u>	<u>Amount</u>	<u>Balance</u>
<b>Repairs Plumbing</b>							
Bill	12/05/2025	lbr sales	Docken Management	83 common laundry rpr	Bills Payable	55.00	55.00
Bill	12/05/2025	lbr sales	Docken Management	177 laundr sink rpr	Bills Payable	27.50	82.50
Total Repairs Plumbing						82.50	82.50
<b>TOTAL</b>						<b>82.50</b>	<b>82.50</b>

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Accrual Basis

**Lwg Assn**  
**Transaction Detail By Account**  
**December 2025**

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<u>Type</u>	<u>Date</u>	<u>Num</u>	<u>Name</u>	<u>Split</u>	<u>Amount</u>	<u>Balance</u>
<b>Real Estate Taxes</b>						
Check	12/17/2025	1870	City of Madison Treasurer	Farmers & Mer...	2.55	2.55
Total Real Estate Taxes					2.55	2.55
<b>TOTAL</b>					<b>2.55</b>	<b>2.55</b>

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Accrual Basis

**Lwg Assn**  
**Transaction Detail By Account**  
**December 2025**

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<u>Type</u>	<u>Date</u>	<u>Num</u>	<u>Name</u>	<u>Split</u>	<u>Amount</u>	<u>Balance</u>
<b>Resident Manager</b>						
Bill	12/05/2025	lbr sales	Docken Management	Bills Payable	696.00	696.00
Bill	12/19/2025	lbr sales	Docken Management	Bills Payable	696.00	1,392.00
Total Resident Manager					<u>1,392.00</u>	<u>1,392.00</u>
<b>TOTAL</b>					<u><b>1,392.00</b></u>	<u><b>1,392.00</b></u>

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Accrual Basis

**Lwg Assn**  
**Transaction Detail By Account**  
**December 2025**

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<u>Type</u>	<u>Date</u>	<u>Num</u>	<u>Name</u>	<u>Memo</u>	<u>Split</u>	<u>Amount</u>	<u>Balance</u>
<b>Repairs Roof/Gutters</b>							
Bill	12/05/2025	lbr sales	Docken Management	111 siding rpr	Bills Payable	20.63	20.63
Bill	12/05/2025	lbr sales	Docken Management	161 secure gutter	Bills Payable	27.50	48.13
Total Repairs Roof/Gutters						48.13	48.13
<b>TOTAL</b>						<b>48.13</b>	<b>48.13</b>

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Accrual Basis

**Lwg Assn**  
**Transaction Detail By Account**  
**December 2025**

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<u>Type</u>	<u>Date</u>	<u>Num</u>	<u>Name</u>	<u>Memo</u>	<u>Split</u>	<u>Amount</u>	<u>Balance</u>
<b>Snow Removal</b>							
Bill	12/10/2025	maple leaf	Docken Management	569893	Bills Payable	2,740.00	2,740.00
Bill	12/17/2025	maple leaf	Docken Management	570060	Bills Payable	1,370.00	4,110.00
Total Snow Removal						<u>4,110.00</u>	<u>4,110.00</u>
<b>TOTAL</b>						<u><b>4,110.00</b></u>	<u><b>4,110.00</b></u>

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Accrual Basis

**Lwg Assn**  
**Transaction Detail By Account**  
**December 2025**

<u>Type</u>	<u>Date</u>	<u>Num</u>	<u>Name</u>	<u>Memo</u>	<u>Split</u>	<u>Amount</u>	<u>Balance</u>
<b>Snow Shoveling</b>							
Bill	12/08/2025	reinders	Docken Management	salt	Bills Payable	495.86	495.86
Bill	12/19/2025	lbr sales	Docken Management		Bills Payable	2,282.50	2,778.36
Bill	12/19/2025	lbr sales	Docken Management	salt	Bills Payable	522.50	3,300.86
Bill	12/19/2025	lbr sales	Docken Management	pu salt	Bills Payable	110.00	3,410.86
Total Snow Shoveling						<u>3,410.86</u>	<u>3,410.86</u>
<b>TOTAL</b>						<b><u>3,410.86</u></b>	<b><u>3,410.86</u></b>

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Accrual Basis

**Lwg Assn**  
**Transaction Detail By Account**  
**December 2025**

Type	Date	Num	Name	Memo	Split	Amount	Balance
<b>Trash Removal</b>							
Bill	12/05/2025	lbr sales	Docken Management	cu dumpster	Bills Payable	27.50	27.50
Bill	12/08/2025	pelliterri	Docken Management		Bills Payable	2,628.51	2,656.01
Bill	12/19/2025	lbr sales	Docken Management	cu dumpster	Bills Payable	13.75	2,669.76
Total Trash Removal						2,669.76	2,669.76
<b>TOTAL</b>						<b>2,669.76</b>	<b>2,669.76</b>

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01/08/26

Accrual Basis

**Lwg Assn**  
**Transaction Detail By Account**  
**December 2025**

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<u>Type</u>	<u>Date</u>	<u>Num</u>	<u>Name</u>	<u>Memo</u>	<u>Split</u>	<u>Amount</u>	<u>Balance</u>
<b>Tree Trimming</b>							
Check	12/11/2025	1866	Eco Tree Company	invoice #26598,26590	Farmers & Mer...	10,327.40	10,327.40
Total Tree Trimming						10,327.40	10,327.40
<b>TOTAL</b>						<b>10,327.40</b>	<b>10,327.40</b>

## Lwg Assn Transaction Detail By Account December 2025

Type	Date	Num	Name	Memo	Split	Amount
<b>Utilities</b>						
<b>Garages</b>						
Check	12/15/2025	1867	MG&E	1909	Farmers & Mer...	31.95
Total Garages						31.95
<b>Outside Lights</b>						
Check	12/15/2025	1867	MG&E	1909	Farmers & Mer...	626.98
Check	12/15/2025	1867	MG&E	36	Farmers & Mer...	154.00
Total Outside Lights						780.98
<b>Water</b>						
<b>Sewer</b>						
Check	12/17/2025	1869	City Treasurer	00087795/10...	Farmers & Mer...	976.29
Total Sewer						976.29
<b>Water - Other</b>						
Bill	12/05/2025	00047...	City Treasurer	1-6	Bills Payable	302.00
Bill	12/05/2025	00047...	City Treasurer	7-14	Bills Payable	299.48
Bill	12/05/2025	00047...	City Treasurer	29-36	Bills Payable	445.99
Bill	12/05/2025	00047...	City Treasurer	15-28	Bills Payable	441.51
Bill	12/05/2025	00047...	City Treasurer	1907-11	Bills Payable	695.30
Bill	12/05/2025	00047...	City Treasurer	79-92	Bills Payable	438.34
Bill	12/05/2025	00047...	City Treasurer	37-48	Bills Payable	336.30
Bill	12/05/2025	00047...	City Treasurer	71-78	Bills Payable	273.51
Bill	12/05/2025	00047...	City Treasurer	111-122	Bills Payable	397.44
Bill	12/05/2025	00047...	City Treasurer	101-110	Bills Payable	421.46
Bill	12/05/2025	00047...	City Treasurer	93-100	Bills Payable	194.86
Bill	12/05/2025	00047...	City Treasurer	131-140	Bills Payable	470.96
Bill	12/05/2025	00047...	City Treasurer	151-159	Bills Payable	369.07
Bill	12/05/2025	00047...	City Treasurer	49-56	Bills Payable	188.43
Bill	12/05/2025	00047...	City Treasurer	57-70	Bills Payable	506.46
Bill	12/05/2025	00047...	City Treasurer	141-150	Bills Payable	395.13
Bill	12/05/2025	00047...	City Treasurer	159-170	Bills Payable	779.41
Bill	12/05/2025	00047...	City Treasurer	171-184	Bills Payable	530.55
Bill	12/05/2025	00047...	City Treasurer	123-130	Bills Payable	304.89
Check	12/15/2025	1868	City Treasurer	00062870/10...	Farmers & Mer...	35.88
Total Water - Other						7,826.97
Total Water						8,803.26
Total Utilities						9,616.19
<b>TOTAL</b>						<b><u>9,616.19</u></b>

11:50 AM

01/08/26

Accrual Basis

Lwg Assn  
Transaction Detail By Account  
December 2025

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Balance

31.95

31.95

626.98

780.98

780.98

976.29

976.29

302.00

601.48

1,047.47

1,488.98

2,184.28

2,622.62

2,958.92

3,232.43

3,629.87

4,051.33

4,246.19

4,717.15

5,086.22

5,274.65

5,781.11

6,176.24

6,955.65

7,486.20

7,791.09

7,826.97

7,826.97

8,803.26

9,616.19

**9,616.19**