

Drum Point Village West Condominium Association, Inc.

**Balance Sheet
February 28, 2026**

(unaudited)

	Operating Fund	Replacement Fund	Total
Assets			
Cash and Equivalents	\$ (15,967)	\$ 452,004	\$ 436,037
Assessments Receivable (less allowance for doubtful accounts of \$27248)	2,905	-	2,905
Due from Operating Fund	-	11,633	11,633
Prepaid Services	-	600	600
Prepaid Income Taxes	2,506	-	2,506
Prepaid Insurance	25,422	-	25,422
Total Assets	\$ 14,866	\$ 464,237	\$ 479,103
Liabilities and Fund Balances			
Accounts Payable	\$ -	\$ -	\$ -
Accrued Accounting Fees Payable	1,742	-	1,742
Due to Replacement Fund	11,633	-	11,633
Prepaid Assessments	9,580	-	9,580
Total Liabilities	22,955	-	22,955
Fund Balance	(8,089)	464,235	456,146
Total Liabilites and Fund Balance	\$ 14,866	\$ 464,235	\$ 479,101

Drum Point Village West Condominium Association, Inc.
Statement of Revenues, Expenses
and Changes in Fund Balance
For the Fiscal Year To Date as of
February 28, 2026

(unaudited)

	Operating Fund	Replacement Fund	Total
Revenues			
Member Assessments	\$ 158,418	\$ 76,707	\$ 235,125
Interest Income	-	13,192	13,192
Misc Income	1,705	-	1,705
Total Revenues	160,123	89,899	250,022
Expenses			
Bad Debt Expense	6,429	-	6,429
Snow Removal	47,476	-	47,476
Critter & Pest Control	9,442	-	9,442
Bookkeeping	4,950	-	4,950
Accounting Fees	1,742	-	1,742
Bank Fees	-	-	-
Office Supplies	319	-	319
Postage	430	-	430
Telephone	293	-	293
Web Presence	214	-	214
Miscellaneous Expenses	252	-	252
Repairs and Maintenance	13,083	-	13,083
Engineering and Consulting Fees	-	-	-
Taxes and Government Fees	91	-	91
Legal Fees & ADR	387	-	387
Insurance	65,209	-	65,209
Irrigation Maintenance	10,890	-	10,890
Lawn, Landscape and Trees	55,355	-	55,355
Utilites - Electric	1,028	-	1,028
Improvements - Power Washing	-	18,680	18,680
Improvements - Pavement	-	2,665	2,665
Total Expenses	217,590	21,345	238,935
Excess (Deficit) of Revenues over Expenses	(57,467)	68,554	11,087
Fund balance as of April 1, 2025	43,159	395,681	438,840
New member contributions to working capital	3,000	-	3,000
Bad debt recovered from prior periods	3,219	-	3,219
Fund Balance as of February 28, 2026	\$ (8,089)	\$ 464,235	\$ 456,146

Drum Point Village West Condominium Association, Inc.
Statement of Cash Flows
For the Fiscal Year To Date as of
February 28, 2026

(unaudited)

	Operating Fund	Replacement Fund	Total
Cash Flows from Operating Activities			
Excess (Deficit) of Revenues over Expenses	(57,467)	68,554	11,087
Adjustments to reconcile excess (deficit) of revenues over expenses to net cash provided (used) by operating activities:			
(Increase) in Assessments Receivable	(1,845)	-	(1,845)
Decrease (Increase) in Prepaid Services	8,637	(600)	8,037
(Increase) in Prepaid Income Taxes	(1,800)	-	(1,800)
(Increase) in Prepaid Insurance	(3,906)	-	(3,906)
(Decrease) in Accounts Payable	(1,001)	-	(1,001)
(Decrease) in Accrued Accounting Fees Payable	(158)	-	(158)
(Decrease) in Prepaid Assessments	(6,010)	-	(6,010)
Net cash provided (used) by operating activities	(63,550)	67,954	4,404
Cash Flows from Investing Activities			
	-	-	-
Cash Flows from Financing Activities			
New member contributions to working capital	3,000	-	3,000
Bad Debt recovered from prior periods	3,219	-	3,219
Changes in interfund balances	8,725	(8,725)	-
Net cash provided (used) by financing activities	14,944	(8,725)	6,219
Net increase (decrease) in cash	(48,606)	59,229	10,623
Cash as of April 1, 2025	32,639	392,775	425,414
Cash as of February 28, 2026	(15,967)	452,004	436,037

Supplimental Cash Flow Information:

Cash Paid During the Period for:

Interest	\$	-	\$	-	\$	-
Income Taxes	\$	1,800	\$	-	\$	1,800