



Financial Report

Eagles Landing Subdivision Homeowners Association

04/30/2025

Eagles Landing Subdivision Homeowners Association

Balance Sheet For 4/30/2025

Assets

First Citizens Bank - Checking

\$39,656.22

Total Assets

\$39,656.22

Total Assets

\$39,656.22

Liabilities

Due To

(\$1,968.75)

Total Liabilities

(\$1,968.75)

Equity

Net Income

\$41,035.36

Retained Earnings

\$589.61

Total Equity

\$41,624.97

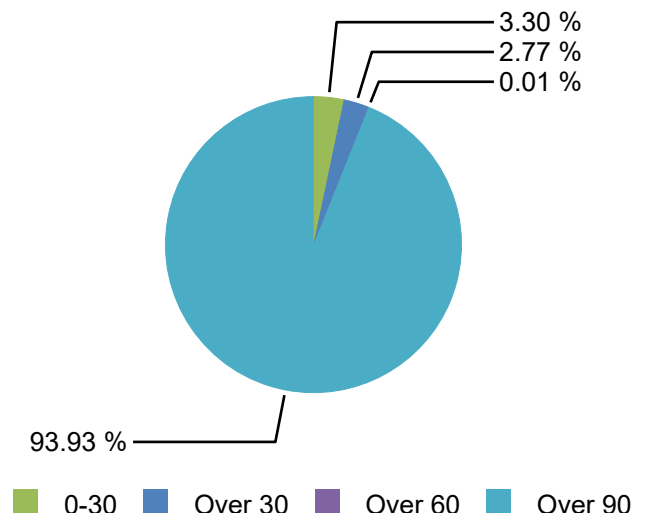
Total Liabilities / Equity

\$39,656.22

SUMMARY

Charge	Balance
Assessment (101)	\$77,317.60
Bank Return Fee (1)	\$30.00
Interest (22)	\$8,113.33
Late Fee Income (30)	\$16,922.15
Legal Fees (20)	\$7,188.92
Pool Fob (1)	\$25.00
Violation Fee Income (30)	\$11,816.94
Total	\$121,413.94

DISTRIBUTION



Eagles Landing Subdivision Homeowners Association

Statement of Revenues and Expenses 4/1/2025 - 4/30/2025

	Current Period			Year To Date			Annual Budget
	Actual	Budget	Variance	Actual	Budget	Variance	
Operating Income							
Income							
6310 - Assessment Income	9,130.08	8,616.67	513.41	59,734.20	34,466.68	25,267.52	103,400.00
6330 - Violation Fines	-	-	-	(400.00)	-	(400.00)	
6340 - Late Fee Income	153.33	-	153.33	360.33	-	360.33	-
6390 - Owner Interest Income	-	-	-	(3.67)	-	(3.67)	-
6400 - Pool Fob Income	25.00	-	25.00	25.00	-	25.00	-
6910 - Bank Interest Income	2.25	-	2.25	4.85	-	4.85	-
Total Income	9,310.66	8,616.67	693.99	59,720.71	34,466.68	25,254.03	103,400.00
Total Income	9,310.66	8,616.67	693.99	59,720.71	34,466.68	25,254.03	103,400.00
Operating Expense							
Expense							
7010 - Management Fee	1,175.00	1,410.00	235.00	1,629.84	5,640.00	4,010.16	16,920.00
7020 - Accounting Fees	-	20.83	20.83	-	83.32	83.32	250.00
7160 - Legal Fees	-	416.67	416.67	-	1,666.68	1,666.68	5,000.00
7250 - Bank Charges	10.00	-	(10.00)	30.00	-	(30.00)	-
7260 - Postage & Mail	67.15	166.67	99.52	786.55	666.68	(119.87)	2,000.00
7280 - Insurance	-	1,050.00	1,050.00	-	4,200.00	4,200.00	12,600.00
7300 - Secretary of State	-	-	-	-	-	-	10.00
7500 - Social Events & Decorations	35.01	83.33	48.32	35.01	333.32	298.31	1,000.00
7890 - Administrative Misc.	112.26	-	(112.26)	112.26	-	(112.26)	-
8210 - Pool Maint. & Repairs	-	833.33	833.33	1,485.00	3,333.32	1,848.32	10,000.00
8910 - Electricity	107.65	416.67	309.02	574.76	1,666.68	1,091.92	5,000.00
8930 - Water & Sewer	-	291.67	291.67	84.36	1,166.68	1,082.32	3,500.00
8970 - Telephone	-	-	-	153.00	-	(153.00)	-
8990 - Internet	85.46	85.83	.37	260.65	343.32	82.67	1,030.00
9020 - Grounds Maintenance	2,400.00	2,916.67	516.67	8,306.25	11,666.68	3,360.43	35,000.00
9110 - Gen. Maint. & Repairs	4,486.30	924.17	(3,562.13)	4,515.48	3,696.68	(818.80)	11,090.00
9130 - Gate Repairs	516.19	-	(516.19)	712.19	-	(712.19)	-
Total Expense	8,995.02	8,615.84	(379.18)	18,685.35	34,463.36	15,778.01	103,400.00
Total Expense	8,995.02	8,615.84	(379.18)	18,685.35	34,463.36	15,778.01	103,400.00
Operating Net Total	315.64	.83	314.81	41,035.36	3.32	41,032.04	-
Net Total	315.64	.83	314.81	41,035.36	3.32	41,032.04	-