

**Madera Vista Townhouses, Inc. Financial Statement March 2026**

| <b>Income</b>         | <b>02-26</b>  | <b>03-26</b>  | <b>04-26</b> | <b>05-26</b> | <b>06-26</b> | <b>07-26</b> | <b>08-26</b> | <b>09-26</b> | <b>10-26</b> | <b>11-26</b> | <b>12-26</b> | <b>1-27</b> | <b>YTD</b>    | <b>Budget</b> | <b>Comments:</b> |
|-----------------------|---------------|---------------|--------------|--------------|--------------|--------------|--------------|--------------|--------------|--------------|--------------|-------------|---------------|---------------|------------------|
| HOA Dues              | 30,950        | 17,550        |              |              |              |              |              |              |              |              |              |             | 48,500        | 52,000        |                  |
| Reserve Fund          | 3,050         | 1,755         |              |              |              |              |              |              |              |              |              |             | 4,805         | 5,200         |                  |
| Res Fund and Chkg Int | 252           | 379           |              |              |              |              |              |              |              |              |              |             | 630           | 3,500         |                  |
| Transfer Fees         | 400           |               |              |              |              |              |              |              |              |              |              |             | 400           | 1,000         |                  |
| GVR Dues Received     |               |               |              |              |              |              |              |              |              |              |              |             | 0             | 0             |                  |
| Misc Income           | 37            | 66            |              |              |              |              |              |              |              |              |              |             | 104           | 204           |                  |
| <b>Total Income</b>   | <b>34,689</b> | <b>19,750</b> | <b>0</b>     | <b>0</b>     | <b>0</b>     | <b>0</b>     | <b>0</b>     | <b>0</b>     | <b>0</b>     | <b>0</b>     | <b>0</b>     | <b>0</b>    | <b>54,439</b> | <b>61,904</b> |                  |

**Expenses**

|                         |               |               |          |          |          |          |          |          |          |          |          |          |               |               |  |
|-------------------------|---------------|---------------|----------|----------|----------|----------|----------|----------|----------|----------|----------|----------|---------------|---------------|--|
| Painting                | 8,500         | 8,500         |          |          |          |          |          |          |          |          |          |          | 17,000        | 25,200        |  |
| Landscaping             | 1,500         | 1,500         |          |          |          |          |          |          |          |          |          |          | 3,000         | 18,000        |  |
| Electricity             | 33            | 29            |          |          |          |          |          |          |          |          |          |          | 62            | 312           |  |
| Flags                   |               | 190           |          |          |          |          |          |          |          |          |          |          | 190           | 360           |  |
| GVC Dues                |               |               |          |          |          |          |          |          |          |          |          |          | 0             | 1,456         |  |
| Insurance               |               |               |          |          |          |          |          |          |          |          |          |          | 0             | 2,500         |  |
| Legal                   |               |               |          |          |          |          |          |          |          |          |          |          | 0             | 1,000         |  |
| Miscellaneous Expense   | 15            | 12            |          |          |          |          |          |          |          |          |          |          | 27            | 200           |  |
| Off Supplies and copies |               |               |          |          |          |          |          |          |          |          |          |          | 0             | 150           |  |
| PO Box Rental           |               |               |          |          |          |          |          |          |          |          |          |          | 0             | 200           |  |
| Postage                 |               | 12            |          |          |          |          |          |          |          |          |          |          | 12            | 225           |  |
| Registration Fees       | 12            |               |          |          |          |          |          |          |          |          |          |          | 12            | 10            |  |
| Social                  |               |               |          |          |          |          |          |          |          |          |          |          | 0             | 700           |  |
| Storage Rental          |               |               |          |          |          |          |          |          |          |          |          |          | 0             | 700           |  |
| Streets                 |               |               |          |          |          |          |          |          |          |          |          |          | 0             | 700           |  |
| Taxes                   |               |               |          |          |          |          |          |          |          |          |          |          | 0             | 1,250         |  |
| Unplanned Expenses      |               |               |          |          |          |          |          |          |          |          |          |          | 0             | 2,000         |  |
| Website Design/Maint    | 360           |               |          |          |          |          |          |          |          |          |          |          | 360           | 360           |  |
| Tax Preparation         |               |               |          |          |          |          |          |          |          |          |          |          | 0             | 350           |  |
| <b>Total Expenses</b>   | <b>10,420</b> | <b>10,243</b> | <b>0</b> | <b>0</b> | <b>0</b> | <b>0</b> | <b>0</b> | <b>0</b> | <b>0</b> | <b>0</b> | <b>0</b> | <b>0</b> | <b>20,663</b> | <b>55,673</b> |  |

|                             |               |              |          |          |          |          |          |          |          |          |          |          |               |              |  |
|-----------------------------|---------------|--------------|----------|----------|----------|----------|----------|----------|----------|----------|----------|----------|---------------|--------------|--|
| <b>Surplus or (Deficit)</b> | <b>24,269</b> | <b>9,507</b> | <b>0</b> | <b>0</b> | <b>0</b> | <b>0</b> | <b>0</b> | <b>0</b> | <b>0</b> | <b>0</b> | <b>0</b> | <b>0</b> | <b>33,776</b> | <b>6,231</b> |  |
|-----------------------------|---------------|--------------|----------|----------|----------|----------|----------|----------|----------|----------|----------|----------|---------------|--------------|--|

|                      |       |  |  |  |  |  |  |  |  |  |  |  |       |  |  |
|----------------------|-------|--|--|--|--|--|--|--|--|--|--|--|-------|--|--|
| Checking to Res Acct | 3,610 |  |  |  |  |  |  |  |  |  |  |  | 3,610 |  |  |
| Res Acct to Checking | 0     |  |  |  |  |  |  |  |  |  |  |  | 0     |  |  |

|                            |                |          |          |          |          |          |          |          |          |          |          |          |          |          |  |
|----------------------------|----------------|----------|----------|----------|----------|----------|----------|----------|----------|----------|----------|----------|----------|----------|--|
| Mo End Checkbook Bal       | 24,022         |          |          |          |          |          |          |          |          |          |          |          |          |          |  |
| Mo End Res Acct Bal        | 109,667        |          |          |          |          |          |          |          |          |          |          |          |          |          |  |
| <b>Total Bank Deposits</b> | <b>133,689</b> | <b>0</b> | <b>0</b> | <b>0</b> | <b>0</b> | <b>0</b> | <b>0</b> | <b>0</b> | <b>0</b> | <b>0</b> | <b>0</b> | <b>0</b> | <b>0</b> | <b>0</b> |  |

Note: All amounts rounded to the nearest dollar.

Note: Interest earned by Reserve Fund remains in reserve fund and is not deposited to checking account.

**Prepared 04/01/26**