# Chimney Point Estates
## Balance Sheet
## 7/31/2026

| | Unit Operating |
|---|---|
| **Assets** | |
| CASH - OPERATING | |
| 1010-1 - Central Bank Operating Fund *8048 | $95,785.04 |
| Total CASH - OPERATING | $95,785.04 |
| ACCOUNTS RECEIVABLE | |
| 2000-1 - Assessments Receivable | $6,000.00 |
| Total ACCOUNTS RECEIVABLE | $6,000.00 |
| *Assets Total* | $101,785.04 |

| **Liabilities & Equity** | Unit Operating |
|---|---|
| ACCOUNTS PAYABLE | |
| 3000-1 - Accounts Payable | $380.00 |
| Total ACCOUNTS PAYABLE | $380.00 |
| CURRENT LIABILITIES | |
| 3500-1 - Funds For Legal Reserves | $11,000.00 |
| 3505-1 - Funds for Emergency Reserves | $10,000.00 |
| Total CURRENT LIABILITIES | $21,000.00 |
| Retained Earnings | $29,626.38 |
| Net Income | $50,778.66 |
| *Liabilities and Equity Total* | $101,785.04 |

# Chimney Point Estates
## Budget Comparison Report - Unit Operating
## 7/1/2026 - 7/31/2026

| | 7/1/2026 - 7/31/2026 | | | 7/1/2026 - 7/31/2026 | | | |
|---|---|---|---|---|---|---|---|
| | Actual | Budget | Variance | Actual | Budget | Variance | Annual Budget |
| **Income** | | | | | | | |
| INCOME | | | | | | | |
| 4000-1 - Annual Operating Assessment | $66,000.00 | $66,000.00 | $0.00 | $66,000.00 | $66,000.00 | $0.00 | $66,000.00 |
| Total INCOME | $66,000.00 | $66,000.00 | $0.00 | $66,000.00 | $66,000.00 | $0.00 | $66,000.00 |
| **Total Income** | $66,000.00 | $66,000.00 | $0.00 | $66,000.00 | $66,000.00 | $0.00 | $66,000.00 |
| **Expense** | | | | | | | |
| Operating Expense | | | | | | | |
| 7010-1 - Sewer & Water | $355.00 | $360.00 | $5.00 | $355.00 | $360.00 | $5.00 | $5,000.00 |
| 7020-1 - Electric | $434.00 | $440.00 | $6.00 | $434.00 | $440.00 | $6.00 | $4,106.00 |
| 7030-1 - Wave Break | $0.00 | $0.00 | $0.00 | $0.00 | $0.00 | $0.00 | $4,000.00 |
| 7040-1 - Lawn Treatment/Maintenance | $1,402.00 | $1,402.00 | $0.00 | $1,402.00 | $1,402.00 | $0.00 | $16,000.00 |
| 7060-1 - Sprinkler System Management | $250.00 | $250.00 | $0.00 | $250.00 | $250.00 | $0.00 | $3,000.00 |
| 7070-1 - Pool Maintenance & Fees | $5,299.69 | $5,301.00 | $1.31 | $5,299.69 | $5,301.00 | $1.31 | $14,500.00 |
| 7080-1 - Insurance | $6,334.00 | $6,334.00 | $0.00 | $6,334.00 | $6,334.00 | $0.00 | $6,334.00 |
| 7090-1 - Office Expense | $0.00 | $0.00 | $0.00 | $0.00 | $0.00 | $0.00 | $100.00 |
| 7100-1 - Dock Maintenance & Fees | $0.00 | $0.00 | $0.00 | $0.00 | $0.00 | $0.00 | $5,000.00 |
| 7110-1 - Pest Control Dock & Pool | $196.00 | $196.00 | $0.00 | $196.00 | $196.00 | $0.00 | $1,700.00 |
| 7120-1 - Licenses & Fees | $0.00 | $0.00 | $0.00 | $0.00 | $0.00 | $0.00 | $1,100.00 |
| 7130-1 - CPA & Attorney Fees | $570.65 | $600.00 | $29.35 | $570.65 | $600.00 | $29.35 | $600.00 |
| 7160-1 - Management Fees | $380.00 | $380.00 | $0.00 | $380.00 | $380.00 | $0.00 | $4,560.00 |
| Total Operating Expense | $15,221.34 | $15,263.00 | $41.66 | $15,221.34 | $15,263.00 | $41.66 | $66,000.00 |
| **Total Expense** | $15,221.34 | $15,263.00 | $41.66 | $15,221.34 | $15,263.00 | $41.66 | $66,000.00 |
| Operating Net Income | $50,778.66 | $50,737.00 | $41.66 | $50,778.66 | $50,737.00 | $41.66 | $0.00 |
| Net Income | $50,778.66 | $50,737.00 | $41.66 | $50,778.66 | $50,737.00 | $41.66 | $0.00 |

# Chimney Point Estates
## Accounts Receivable Aging Report
## Period Through: 7/31/2026

| Unit | Account Number | Account | Total Due | Current | 30 Days | 60 Days | 90 Days |
|---|---|---|---|---|---|---|---|
| Unit 11 | 1K3000110 | Primary | $6,000.00 | $6,000.00 | | | |
| | | **Totals:** | $6,000.00 | $6,000.00 | $0.00 | $0.00 | $0.00 |
| | | **Counts:** | 1 | 1 | 0 | 0 | 0 |
| | | **Annual Operating Assessment:** | $6,000.00 | $6,000.00 | $0.00 | $0.00 | $0.00 |
| | | | $6,000.00 | $6,000.00 | $0.00 | $0.00 | $0.00 |

# Chimney Point Estates
## Accounts Payable Aging Report
## Period Through: 7/31/2026

| Payee | Invoice | Invoice Date | Due Date | Description | Expense | Total | Current | 30 Days | 60 Days | 90 Days |
|---|---|---|---|---|---|---|---|---|---|---|
| Missouri Association Management | 9972 | 7/31/2026 | 8/17/2026 | July Accounting Services | 7160-1-Management Fees | $380.00 | $380.00 | | | |
| | | | | | **9972 Total:** | $380.00 | $380.00 | $0.00 | $0.00 | $0.00 |
| | | | | | **Totals:** | $380.00 | $380.00 | $0.00 | $0.00 | $0.00 |