BUCKHORN CREEK INC
Balance Sheet
As of November 30, 2024

	Operating Fund	Replacements Fund	Total
Assets			
Current Assets			
Cash			
Valley Bank - CKG	$ 4,155.22	$	$ 4,155.22
Republic Bank- CKG	66,306.61		66,306.61
Valley Bank - MMA		3,764.18	3,764.18
	70,461.83	3,764.18	74,226.01
Accounts Receivable			
Accounts receivable	41,135.55		41,135.55
Less allowance for doubtful accounts	4,187.01		4,187.01
	36,948.54		36,948.54
Other Current Assets			
Prepaid insurance	5,212.93		5,212.93
	5,212.93		5,212.93
Total Current Assets	112,623.30	3,764.18	116,387.48
Property and Equipment			
Furniture and fixtures	6,697.93		6,697.93
Machinery and equipment	35,144.34		35,144.34
Buildings and land improvements	1,161,369.19		1,161,369.19
Total at cost	1,203,211.46		1,203,211.46
Less Accumulated Depreciation	283,400.08		283,400.08
Net Property and Equipment	919,811.38		919,811.38
Non Current Assets			
Loan fees	3,863.00		3,863.00
Less amortization of loan fees	(1,444.22)		(1,444.22)
Total Non Current Assets	2,418.78		2,418.78
Total Assets	$ 1,034,853.46	$ 3,764.18	$ 1,038,617.64

See accountant's report

BUCKHORN CREEK INC

Balance Sheet

As of November 30, 2024

Liabilities and Fund Balances

	Operating Fund	Replacements Fund	Total
Current Liabilities			
Accounts payable	$ 1,606.26	$	$ 1,606.26
Prepaid assessments	17,443.61		17,443.61
Total Current Liabilities	19,049.87		19,049.87
Long-Term Liabilities			
Note payable Valley Bank	127,505.30		127,505.30
Total Long-Term Liabilities	127,505.30		127,505.30
Total Liabilities	146,555.17		146,555.17
Fund Balances			
Unrestricted fund balance - opening	765,600.38		765,600.38
Replacements fund balance - opening		76,511.11	76,511.11
Excess of Revenues over Expenses	47,891.41	2,059.57	49,950.98
Transfers between funds	74,806.50	(74,806.50)	-
Total Fund Balances	888,298.29	3,764.18	892,062.47
Total Liabilities and Fund Balances	$ 1,034,853.46	$ 3,764.18	$ 1,038,617.64

See accountant's report

BUCKHORN CREEK INC

Statement of Revenues and Expenses

	1 Month Ended November 30, 2024	Percent	11 Months Ended November 30, 2024	Percent
Revenue				
Assessments	$ 30,876.00	94.72 %	$ 339,636.00	98.26 %
Interest income	0.71	0.00 %	71.17	0.02
Other income	1,711.00	5.25 %	3,889.36	1.13
Interest income - replacements fund	8.63	0.03 %	2,059.57	0.60 %
Total Revenue	32,596.34	100.00 %	345,656.10	100.00 %
Operating Expenses				
Accounting	900.00	2.76 %	8,350.00	2.42 %
Annual review services	0.00	0.00 %	6,885.00	1.99 %
Office supplies	0.00	0.00 %	16.14	0.00 %
Postage	0.00	0.00 %	232.00	0.07 %
Electric	2,690.72	8.25 %	30,032.63	8.69 %
Insurance	0.00	0.00 %	8,633.19	2.50 %
Interest expense	703.42	2.16 %	9,114.72	2.64 %
Law enforcement package	384.00	1.18 %	1,668.00	0.48 %
Lawn maintenance	2,800.00	8.59 %	37,230.00	10.77 %
Legal and professional fees	0.00	0.00 %	26,515.25	7.67 %
Chemical and fertilizer	0.00	0.00 %	4,080.00	1.18 %
Maintenance services	4,050.00	12.42 %	30,181.95	8.73 %
Maintenance - building	2,781.59	8.53 %	30,115.44	8.71 %
Pool service	675.00	2.07 %	6,525.00	1.89 %
Pool expense	0.00	0.00 %	2,287.89	0.66 %
License and taxes	0.00	0.00 %	675.62	0.20 %
Cable television	6,543.71	20.07 %	71,981.71	20.82 %
Trees	0.00	0.00 %	20,050.00	5.80 %
Miscellaneous	0.00	0.00 %	651.43	0.19 %
Water and sewer	43.24	0.13 %	479.15	0.14 %
Total Operating Expenses	21,571.68	66.18 %	295,705.12	85.55 %
Net Income (Loss)	$ 11,024.66	33.82 %	$ 49,950.98	14.45 %

BUCKHORN CREEK INC
Statement of Receipts and Disbursements
Actual vs. Budget

	1 Month Ended November 30, 2024 Actual	1 Month Ended November 30, 2024 Budget	YTD November 30, 2024 Actual	YTD November 30, 2024 Budget	Annual November 30, 2024 Budget
Receipts					
Assessments	$ 30,876.00	$ 30,876.00	$ 339,636.00	$ 339,636.00	$ 370,512.00
Interest income	0.71	0.00	71.17	0.00	0.00
Other income	1,711.00	0.00	3,889.36	0.00	0.00
Interest income - replacements fund	8.63	0.00	2,059.57	0.00	0.00
Total Receipts	32,596.34	30,876.00	345,656.10	339,636.00	370,512.00
Disbursements					
Accounting	900.00	550.00	8,350.00	6,050.00	6,600.00
Annual review services	0.00	0.00	6,885.00	5,500.00	5,500.00
Office supplies	0.00	125.00	16.14	1,375.00	1,500.00
Postage	0.00	0.00	232.00	0.00	0.00
Electric	2,690.72	2,363.00	30,032.63	25,993.00	28,356.00
Golf cart expense	0.00	50.00	0.00	550.00	600.00
Insurance	0.00	0.00	8,633.19	3,600.00	4,800.00
Interest expense	703.42	0.00	9,114.72	0.00	0.00
Law enforcement package	384.00	300.00	1,668.00	3,300.00	3,600.00
Lawn maintenance	2,800.00	2,800.00	37,230.00	30,800.00	33,600.00
Legal and professional fees	0.00	0.00	26,515.25	1,500.00	2,000.00
Chemical and fertilizer	0.00	1,050.00	4,080.00	6,300.00	6,300.00
Maintenance services	4,050.00	3,883.00	30,181.95	42,713.00	46,596.00
Maintenance - roofing	0.00	450.00	0.00	4,950.00	5,400.00
Maintenance - building	2,781.59	1,500.00	30,115.44	16,500.00	18,000.00
Pool service	675.00	600.00	6,525.00	6,600.00	7,200.00
Pool expense	0.00	50.00	2,287.89	550.00	600.00
Sprinklers and irrigation	0.00	50.00	0.00	550.00	600.00
License and taxes	0.00	0.00	675.62	630.00	630.00
Cable television	6,543.71	5,512.50	71,981.71	60,637.50	66,150.00
Trees	0.00	400.00	20,050.00	4,400.00	4,800.00
Miscellaneous	0.00	0.00	651.43	0.00	0.00
Water and sewer	43.24	53.00	479.15	583.00	636.00
Total Disbursements	21,571.68	19,736.50	295,705.12	223,081.50	243,468.00
Net Operating Excess (Deficit)	11,024.66	11,139.50	49,950.98	116,554.50	127,044.00
Replacement Projects					
Transfers to/from replacements fund	0.00	0.00	(74,806.50)	0.00	0.00
Total Replacement Projects	0.00	0.00	(74,806.50)	0.00	0.00
Total Excess (Deficit)	$ 11,024.66	$ 11,139.50	$ 124,757.48	$ 116,554.50	$ 127,044.00

BUCKHORN CREEK, INC.
STATEMENT OF RECEIPTS AND DISBURSEMENTS
FOR THE CALENDAR YEAR 2024

		MONTH OF: NOVEMBER	YTD
RECEIPTS:			
ASSESSMENTS		$ 20,575.00	$ 329,942.06
OTHER RECEIPTS		1,000.00	3,178.36
INTEREST		9.34	2,130.74
TOTAL RECEIPTS		21,584.34	335,251.16
DISBURSEMENTS FOR OPERATIONS:			
ACCOUNTING		900.00	8,350.00
REVIEW SERVICES		-	6,885.00
BANK FEES		-	24.00
CABLE TV		6,543.71	71,981.71
CHEMICALS & FERTILIZER		-	4,080.00
ELECTRIC		2,690.72	30,032.63
INSURANCE		-	8,633.19
LAW INFORCEMENT PACKAGE		84.00	1,668.00
LAWN MAINTENANCE		-	34,430.00
LEGAL FEES		-	26,515.25
LICENSES & TAXES		-	675.62
LOAN PAYMENT/LOAN FEES		3,898.02	42,878.22
BUILDING MAINTENANCE		2,581.59	29,915.44
MAINTENANCE ROOFING			-
MAINTENANCE SERVICES		4,050.00	30,181.95
MISCELLANEOUS		-	651.43
OFFICE SUPPLIES & POSTAGE		-	248.14
POOL SERVICE		-	6,525.00
POOL EXPENSE		-	2,287.89
TREES		-	20,050.00
WATER		43.24	479.15
TOTAL DISBURSEMENTS FOR OPERATIONS		20,791.28	326,492.62
DISBURSEMENTS FOR REPLACEMENTS:			
		-	-
TOTAL DISBURSEMENTS FOR REPLACEMENTS		-	-
TOTAL DISBURSEMENTS		20,791.28	326,492.62
EXCESS RECEIPTS OVER DISBURSEMENTS		$ 793.06	$ 8,758.54
CASH BALANCES:	**11/1/2024**	**11/30/2024**	**1/1/2024**
VALLEY BANK-CKG	9,945.79	4,155.22	8,762.86
REPUBLIC BANK - CKG	59,731.61	66,306.61	-
VALLEY BANK-MMA	3,755.55	3,764.18	56,704.61
TOTAL CASH	73,432.95	74,226.01	65,467.47
INCREASE(DECREASE)		$ 793.06	$ 8,758.54

Valley

P.O. Box 558
Wayne, NJ 07474-0558

1122 M0656DDA113024062416 04 000000000 145154 001

BUCKHORN CREEK INC
PO BOX 6086
BRANDON FL 33508-6001

Email: contactus@valley.com
Visit Us Online: www.valley.com
Mail To: 1720 Route 23, Wayne, NJ 07470

31122 0031122 0001-0002 54339383 145154

Account Statement

PROPERTY MANAGEMENT MMA - XXXXXX9383

SUMMARY FOR THE PERIOD: 11/01/24 - 11/30/24

BUCKHORN CREEK INC

Beginning Balance		Deposits & Other Credits		Withdrawals & Other Debits		Ending Balance
$3,755.55	+	$8.63	-	$0.00	=	$3,764.18

TRANSACTIONS

Date	Description	Withdrawals & Other Debits	Deposits & Other Credits	Balance
	Beginning Balance			$3,755.55
11/30	INTEREST CREDIT		$8.63	$3,764.18
Ending Balance				**$3,764.18**

INTEREST RATE CALCULATIONS

Avg. Stmt. Collected Balance	$3,755.00	Annual % Yield Earned	2.84%
Year-to-Date Interest Paid	$2,059.57	Interest Paid	$8.63

Valley

P.O. Box 558
Wayne, NJ 07474-0558

Last Statement:	October 31, 2024
Statement Ending:	November 30, 2024
Page:	1 of 5

2875 M0656DDA113024062416 14 000000000 217771 003

BUCKHORN CREEK INC
PO BOX 6086
BRANDON FL 33508-6001

Email: contactus@valley.com
Visit Us Online: www.valley.com
Mail To: 1720 Route 23, Wayne, NJ 07470

Account Statement

HOA BUSINESS CHECKING PLUS - XXXXXX0045

SUMMARY FOR THE PERIOD: 11/01/24 - 11/30/24

BUCKHORN CREEK INC

Beginning Balance	+	Deposits & Other Credits	-	Withdrawals & Other Debits	=	Ending Balance
$20,138.29	+	$15,000.71	-	$24,185.56	=	$10,953.44

TRANSACTIONS

Date	Description	Withdrawals & Other Debits	Deposits & Other Credits	Balance
	Beginning Balance			$20,138.29
11/04	CHECK 8389	-$1,680.00		$18,458.29
11/05	CHECK 8393	-$200.00		$18,258.29
11/05	CHECK 8390	-$440.00		$17,818.29
11/05	CHECK 8391	-$2,800.00		$15,018.29
11/06	CHECK 8394	-$825.00		$14,193.29
11/08	CHECK 8395	-$43.24		$14,150.05
11/12	DEPOSIT		$15,000.00	$29,150.05
11/13	CHECK 8392	-$300.00		$28,850.05
11/14	CHECK 8396	-$900.00		$27,950.05
11/18	CHECK 8400	-$1,680.00		$26,270.05
11/19	CHECK 8401	-$2,581.59		$23,688.46
11/19	CHECK 8398	-$6,543.71		$17,144.75
11/22	AUTOMATIC LN PAYMT AUTOMATIC LOAN PAY	-$3,898.02		$13,246.73
11/25	CHECK 8402	-$84.00		$13,162.73
11/26	CHECK 8399	-$130.00		$13,032.73
11/26	CHECK 8397	-$400.00		$12,632.73
11/29	CHECK 8404	-$1,680.00		$10,952.73
11/30	INTEREST CREDIT		$0.71	$10,953.44
Ending Balance				**$10,953.44**

P.O. Box 558
Wayne, NJ 07474-0558

03739 0138624 0002-0005 42960045 217771

CHECKS IN ORDER

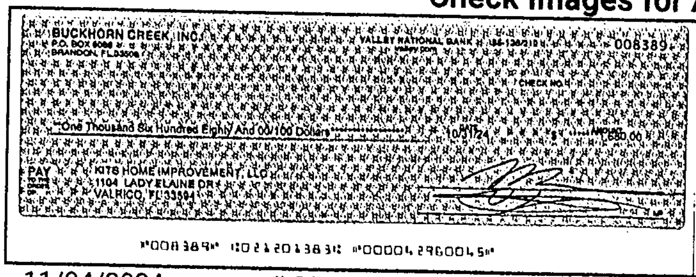
Date	Number	Amount	Date	Number	Amount
11/04	8389	$1,680.00	11/26	8397	$400.00
11/05	8390	$440.00	11/19	8398	$6,543.71
11/05	8391	$2,800.00	11/26	8399	$130.00
11/13	8392	$300.00	11/18	8400	$1,680.00
11/05	8393	$200.00	11/19	8401	$2,581.59
11/06	8394	$825.00	11/25	8402	$84.00
11/08	8395	$43.24	11/29	8404*	$1,680.00
11/14	8396	$900.00			

(*) Check Number Missing or Check Converted to Electronic Transaction and Listed under the Transaction section.

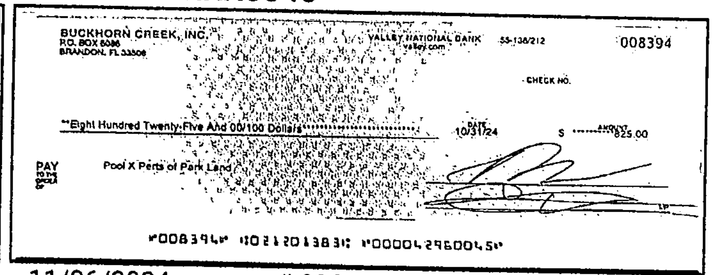
INTEREST RATE CALCULATIONS

Avg. Stmt. Collected Balance	$17,469.00	Annual % Yield Earned	0.05%
Year-to-Date Interest Paid	$71.17	Interest Paid	$0.71

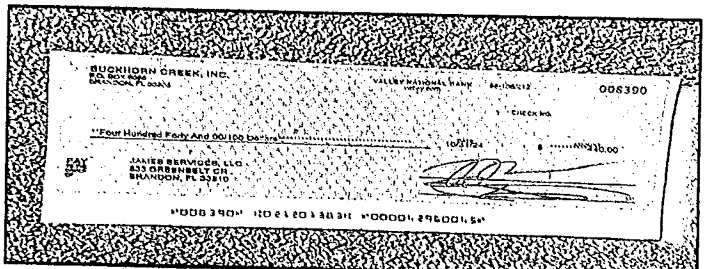
Check Images for Account XXXXXX0045


BUCKHORN CREEK, INC.
P.O. BOX 6086
BRANDON, FL 33508
VALLEY NATIONAL BANK
008389
**One Thousand Six Hundred Eighty And 00/100 Dollars
10/31/24
PAY TO THE ORDER OF KITS HOME IMPROVEMENT, LLC
1104 LADY ELAINE DR
VALRICO, FL 33594

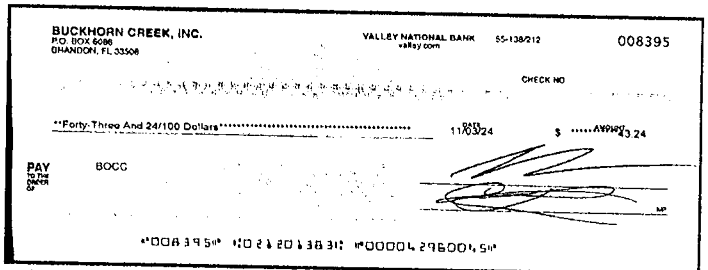
11/04/2024 # 8389 $1,680.00


BUCKHORN CREEK, INC.
P.O. BOX 6086
BRANDON, FL 33508
VALLEY NATIONAL BANK
valley.com
55-138/212
008394
CHECK NO.
**Eight Hundred Twenty-Five And 00/100 Dollars
10/31/24
$ 825.00
PAY TO THE ORDER OF Pool X Perts of Park Land

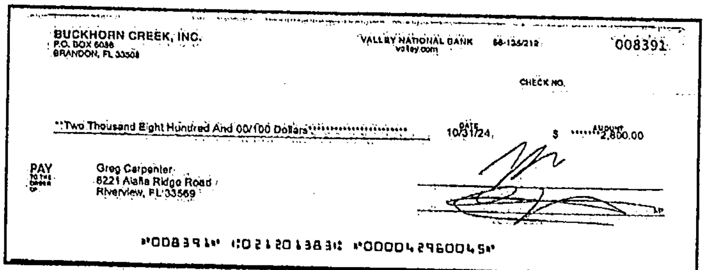
11/06/2024 # 8394 $825.00


BUCKHORN CREEK, INC.
VALLEY NATIONAL BANK
008390
**Four Hundred Forty And 00/100 Dollars
10/31/24
PAY TO THE ORDER OF JAMES SERVICES, LLC
833 GREENBELT CR
BRANDON, FL 33510

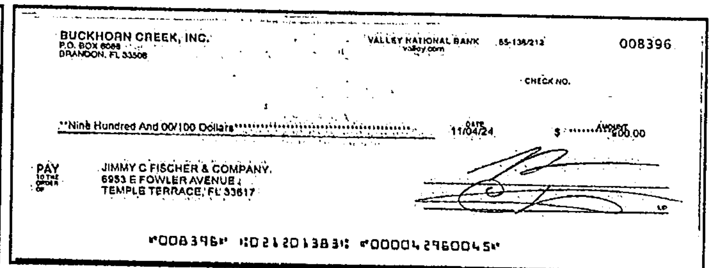
11/05/2024 # 8390 $440.00


BUCKHORN CREEK, INC.
P.O. BOX 6086
BRANDON, FL 33508
VALLEY NATIONAL BANK
valley.com
55-138/212
008395
CHECK NO
**Forty-Three And 24/100 Dollars
11/03/24
$ 43.24
PAY TO THE ORDER OF BOCC

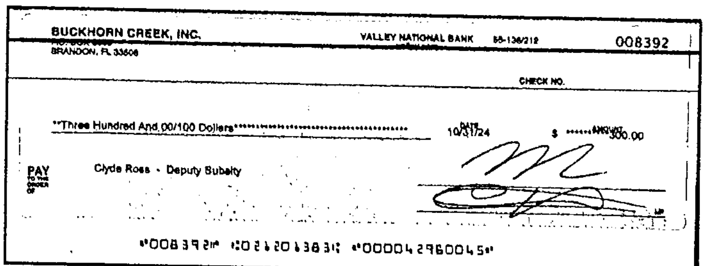
11/08/2024 # 8395 $43.24


BUCKHORN CREEK, INC.
P.O. BOX 6086
BRANDON, FL 33508
VALLEY NATIONAL BANK
valley.com
55-138/212
008391
CHECK NO.
**Two Thousand Eight Hundred And 00/100 Dollars
10/31/24
$ 2,800.00
PAY TO THE ORDER OF Greg Carpenter
8221 Alafia Ridge Road
Riverview, FL 33569

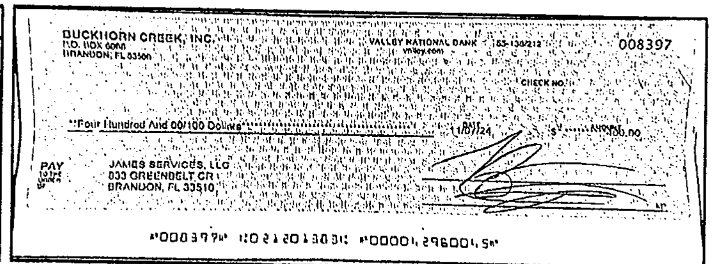
11/05/2024 # 8391 $2,800.00


BUCKHORN CREEK, INC.
P.O. BOX 6086
BRANDON, FL 33508
VALLEY NATIONAL BANK
valley.com
55-138/212
008396
CHECK NO.
**Nine Hundred And 00/100 Dollars
11/04/24
$ 900.00
PAY TO THE ORDER OF JIMMY C FISCHER & COMPANY.
6953 E FOWLER AVENUE
TEMPLE TERRACE, FL 33617

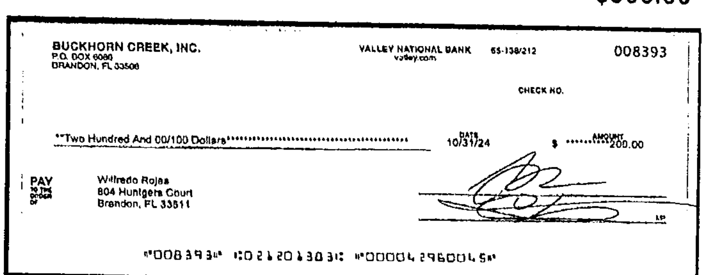
11/14/2024 # 8396 $900.00


BUCKHORN CREEK, INC.
BRANDON, FL 33508
VALLEY NATIONAL BANK
55-138/212
008392
CHECK NO.
**Three Hundred And 00/100 Dollars
10/31/24
$ 300.00
PAY TO THE ORDER OF Clyde Ross - Deputy Subsity

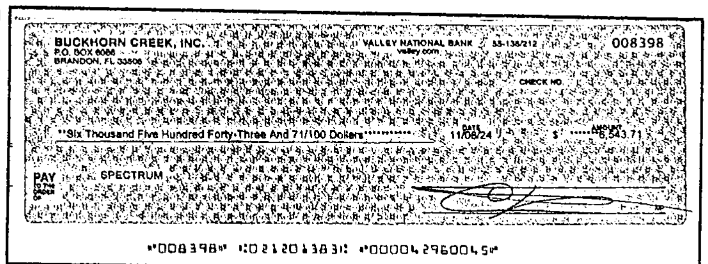
11/13/2024 # 8392 $300.00


BUCKHORN CREEK, INC.
P.O. BOX 6086
BRANDON, FL 33508
VALLEY NATIONAL BANK
55-138/212
008397
CHECK NO.
**Four Hundred And 00/100 Dollars
11/01/24
$ 400.00
PAY TO THE ORDER OF JAMES SERVICES, LLC
833 GREENBELT CR
BRANDON, FL 33510

11/26/2024 # 8397 $400.00

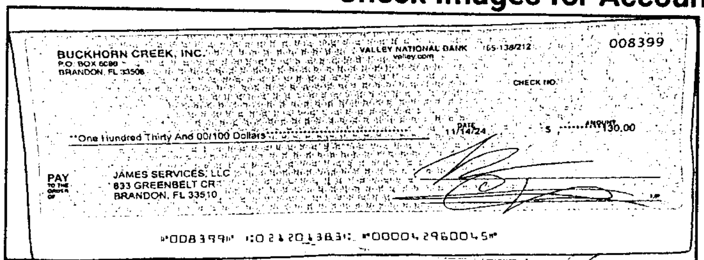

BUCKHORN CREEK, INC.
P.O. BOX 6086
BRANDON, FL 33508
VALLEY NATIONAL BANK
valley.com
55-138/212
008393
CHECK NO.
**Two Hundred And 00/100 Dollars
10/31/24
$ 200.00
PAY TO THE ORDER OF Wilfredo Rojas
804 Huntgers Court
Brandon, FL 33511

11/05/2024 # 8393 $200.00


BUCKHORN CREEK, INC.
P.O. BOX 6086
BRANDON, FL 33508
VALLEY NATIONAL BANK
valley.com
55-138/212
008398
CHECK NO.
**Six Thousand Five Hundred Forty-Three And 71/100 Dollars
11/06/24
$ 6,543.71
PAY TO THE ORDER OF SPECTRUM

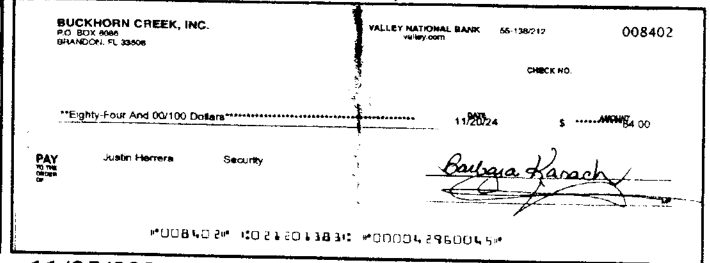
11/19/2024 # 8398 $6,543.71

Check Images for Account XXXXXX0045 (Continued)



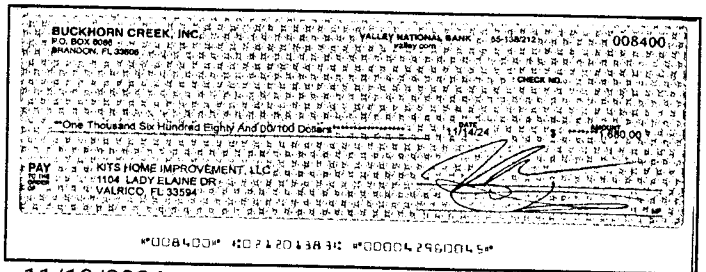
BUCKHORN CREEK, INC.
P.O. BOX 6086
BRANDON, FL 33508
VALLEY NATIONAL BANK
valley.com
55-138/212
008399
CHECK NO.
One Hundred Thirty And 00/100 Dollars
DATE 11/14/24
AMOUNT $ *****130.00
PAY TO THE ORDER OF JAMES SERVICES, LLC
833 GREENBELT CR
BRANDON, FL 33510
⑈008399⑈ ⑆021201383⑆ ⑈000042960045⑈

11/26/2024 # 8399 $130.00



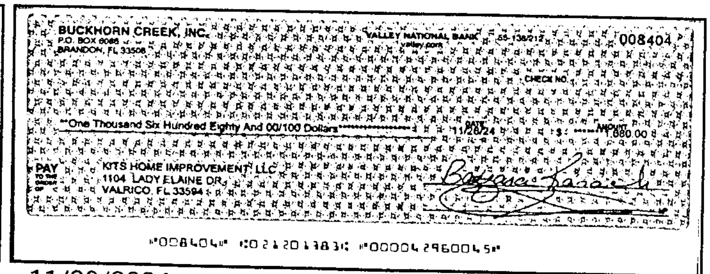
BUCKHORN CREEK, INC.
P.O. BOX 6086
BRANDON, FL 33508
VALLEY NATIONAL BANK
valley.com
55-138/212
008402
CHECK NO.
Eighty-Four And 00/100 Dollars
DATE 11/20/24
AMOUNT $ *****84.00
PAY TO THE ORDER OF Justin Herrera Security
Barbara Karach
⑈008402⑈ ⑆021201383⑆ ⑈000042960045⑈

11/25/2024 # 8402 $84.00



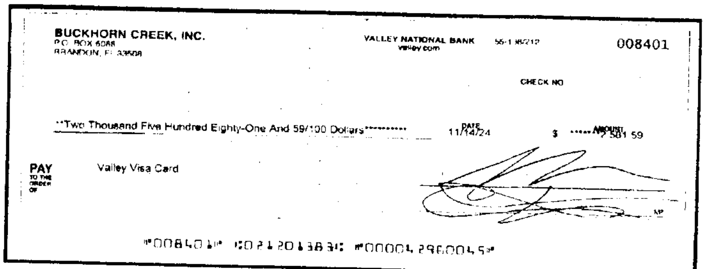
BUCKHORN CREEK, INC.
P.O. BOX 6086
BRANDON, FL 33508
VALLEY NATIONAL BANK
valley.com
55-138/212
008400
CHECK NO.
One Thousand Six Hundred Eighty And 00/100 Dollars
DATE 11/14/24
AMOUNT $ *****1,680.00
PAY TO THE ORDER OF KITS HOME IMPROVEMENT, LLC
1104 LADY ELAINE DR
VALRICO, FL 33594
⑈008400⑈ ⑆021201383⑆ ⑈000042960045⑈

11/18/2024 # 8400 $1,680.00



BUCKHORN CREEK, INC.
P.O. BOX 6086
BRANDON, FL 33508
VALLEY NATIONAL BANK
valley.com
55-138/212
008404
CHECK NO.
One Thousand Six Hundred Eighty And 00/100 Dollars
DATE 11/26/24
AMOUNT $ *****1,680.00
PAY TO THE ORDER OF KITS HOME IMPROVEMENT, LLC
1104 LADY ELAINE DR
VALRICO, FL 33594
Barbara Karach
⑈008404⑈ ⑆021201383⑆ ⑈000042960045⑈

11/29/2024 # 8404 $1,680.00



BUCKHORN CREEK, INC.
P.O. BOX 6086
BRANDON, FL 33508
VALLEY NATIONAL BANK
valley.com
55-138/212
008401
CHECK NO.
Two Thousand Five Hundred Eighty-One And 59/100 Dollars
DATE 11/14/24
AMOUNT $ *****2,581.59
PAY TO THE ORDER OF Valley Visa Card
⑈008401⑈ ⑆021201383⑆ ⑈000042960045⑈

11/19/2024 # 8401 $2,581.59