Run Date: 09/30/26
Run Time: 02:29 PM

**University Park Place Owners' Assn., Inc**
Balance Sheet
As of 01/31/26

| | | | | |
|---|---|---|---|---|
| | | ASSETS | | |
| 10107-000 | OP-FIRST CITIZENS BANK | $ 29,427.41 | | |
| 10108-000 | MM-FIRST CITIZENS BANK | 243,092.08 | | |
| 12100-000 | ASSESSMENT RECEIVABLE | 3,169.85 | | |
| | TOTAL ASSETS | | $ | 275,689.34 |
| | | LIABILITIES & EQUITY | | |
| | CURRENT LIABILITIES: | | | |
| 23100-000 | PREPAID RES/ASMTS | $ 19,012.10 | | |
| 23400-000 | PREPAID INSURANCE | (9,029.78) | | |
| | Subtotal Current Liab. | | $ | 9,982.32 |
| | RESERVES: | | | |
| 34500-000 | RESERVE FUND BALANCE | $ 326,579.47 | | |
| | Subtotal Reserves | | $ | 326,579.47 |
| | EQUITY: | | | |
| 38000-000 | RETAINED EARNINGS | $ (70,904.58) | | |
| | Current Year Net Income/(Loss) | 10,032.13 | | |
| | Subtotal Equity | | $ | (60,872.45) |
| | TOTAL LIABILITIES & EQUITY | | $ | 275,689.34 |

# University Park Place Owners' Assn., Inc

Balance Sheet
As of 02/28/26

## ASSETS

| | | | |
|---|---|---|---|
| 10107-000 | OP-FIRST CITIZENS BANK | $ 9,426.20 | |
| 10108-000 | MM-FIRST CITIZENS BANK | 243,129.38 | |
| 12100-000 | ASSESSMENT RECEIVABLE | 2,554.85 | |
| | TOTAL ASSETS | | $ 255,110.43 |

## LIABILITIES & EQUITY

| | | | |
|---|---|---|---|
| CURRENT LIABILITIES: | | | |
| 23100-000 | PREPAID RES/ASMTS | $ 18,475.10 | |
| 23400-000 | PREPAID INSURANCE | (9,029.78) | |
| | Subtotal Current Liab. | | $ 9,445.32 |
| RESERVES: | | | |
| 34500-000 | RESERVE FUND BALANCE | $ 326,579.47 | |
| | Subtotal Reserves | | $ 326,579.47 |
| EQUITY: | | | |
| 38000-000 | RETAINED EARNINGS | $ (70,904.58) | |
| | Current Year Net Income/(Loss) | (10,009.78) | |
| | Subtotal Equity | | $ (80,914.36) |
| | TOTAL LIABILITIES & EQUITY | | $ 255,110.43 |

# University Park Place Owners' Assn., Inc

Balance Sheet
As of 03/31/26

| | | | |
|---|---|---|---|
| | | ASSETS | |
| 10107-000 | OP-FIRST CITIZENS BANK | $ 47,677.68 | |
| 10108-000 | MM-FIRST CITIZENS BANK | 123,156.10 | |
| 12100-000 | ASSESSMENT RECEIVABLE | 3,653.85 | |
| | TOTAL ASSETS | | $ 174,487.63 |
| | | LIABILITIES & EQUITY | |
| CURRENT LIABILITIES: | | | |
| 23100-000 | PREPAID RES/ASMTS | $ 17,804.10 | |
| 23400-000 | PREPAID INSURANCE | (9,029.78) | |
| | Subtotal Current Liab. | | $ 8,774.32 |
| RESERVES: | | | |
| 34500-000 | RESERVE FUND BALANCE | $ 446,579.47 | |
| | Subtotal Reserves | | $ 446,579.47 |
| EQUITY: | | | |
| 38000-000 | RETAINED EARNINGS | $ (70,904.58) | |
| | Current Year Net Income/(Loss) | (209,961.58) | |
| | Subtotal Equity | | $ (280,866.16) |
| | TOTAL LIABILITIES & EQUITY | | $ 174,487.63 |

# University Park Place Owners' Assn., Inc

Balance Sheet
As of 04/30/26

## ASSETS

| | | | |
|---|---|---|---|
| 10107-000 | OP-FIRST CITIZENS BANK | $ 10,909.22 | |
| 10108-000 | MM-FIRST CITIZENS BANK | 103,175.14 | |
| 12100-000 | ASSESSMENT RECEIVABLE | 2,791.85 | |
| | TOTAL ASSETS | | $ 116,876.21 |

## LIABILITIES & EQUITY

| | | | |
|---|---|---|---|
| CURRENT LIABILITIES: | | | |
| 23100-000 | PREPAID RES/ASMTS | $ 16,228.10 | |
| 23400-000 | PREPAID INSURANCE | (9,029.78) | |
| | Subtotal Current Liab. | | $ 7,198.32 |
| RESERVES: | | | |
| 34500-000 | RESERVE FUND BALANCE | $ 466,579.47 | |
| | Subtotal Reserves | | $ 466,579.47 |
| EQUITY: | | | |
| 38000-000 | RETAINED EARNINGS | $ (70,904.58) | |
| | Current Year Net Income/(Loss) | (285,997.00) | |
| | Subtotal Equity | | $ (356,901.58) |
| | TOTAL LIABILITIES & EQUITY | | $ 116,876.21 |

# University Park Place Owners' Assn., Inc

Balance Sheet
As of 05/31/26

| | | | |
|---|---|---|---|
| | | ASSETS | |
| 10107-000 | OP-FIRST CITIZENS BANK | $ 2,852.69 | |
| 10108-000 | MM-FIRST CITIZENS BANK | 103,192.67 | |
| 12100-000 | ASSESSMENT RECEIVABLE | 3,392.85 | |
| | TOTAL ASSETS | | $ 109,438.21 |
| | | LIABILITIES & EQUITY | |
| CURRENT LIABILITIES: | | | |
| 23100-000 | PREPAID RES/ASMTS | $ 13,255.10 | |
| 23400-000 | PREPAID INSURANCE | (9,029.78) | |
| | Subtotal Current Liab. | | $ 4,225.32 |
| RESERVES: | | | |
| 34500-000 | RESERVE FUND BALANCE | $ 466,579.47 | |
| | Subtotal Reserves | | $ 466,579.47 |
| EQUITY: | | | |
| 38000-000 | RETAINED EARNINGS | $ (70,904.58) | |
| | Current Year Net Income/(Loss) | (290,462.00) | |
| | Subtotal Equity | | $ (361,366.58) |
| | TOTAL LIABILITIES & EQUITY | | $ 109,438.21 |

# University Park Place Owners' Assn., Inc

Balance Sheet
As of 06/30/26

| | | | |
|---|---|---|---|
| | | ASSETS | |
| 10107-000 | OP-FIRST CITIZENS BANK | $ 10,304.28 | |
| 10108-000 | MM-FIRST CITIZENS BANK | 73,207.93 | |
| 12100-000 | ASSESSMENT RECEIVABLE | 4,770.85 | |
| | TOTAL ASSETS | | $ 88,283.06 |
| | | LIABILITIES & EQUITY | |
| CURRENT LIABILITIES: | | | |
| 23100-000 | PREPAID RES/ASMTS | $ 14,553.10 | |
| 23400-000 | PREPAID INSURANCE | (9,029.78) | |
| | Subtotal Current Liab. | | $ 5,523.32 |
| RESERVES: | | | |
| 34500-000 | RESERVE FUND BALANCE | $ 106,579.47 | |
| | Subtotal Reserves | | $ 106,579.47 |
| EQUITY: | | | |
| 38000-000 | RETAINED EARNINGS | $ 319,095.42 | |
| | Current Year Net Income/(Loss) | (342,915.15) | |
| | Subtotal Equity | | $ (23,819.73) |
| | TOTAL LIABILITIES & EQUITY | | $ 88,283.06 |

# University Park Place Owners' Assn., Inc

Balance Sheet
As of 07/31/26

| | | | |
|---|---|---|---|
| | | ASSETS | |
| 10107-000 | OP-FIRST CITIZENS BANK | $ 4,300.12 | |
| 10108-000 | MM-FIRST CITIZENS BANK | 60,216.96 | |
| 12100-000 | ASSESSMENT RECEIVABLE | 3,235.35 | |
| | TOTAL ASSETS | | $ 67,752.43 |
| | | LIABILITIES & EQUITY | |
| CURRENT LIABILITIES: | | | |
| 23100-000 | PREPAID RES/ASMTS | $ 19,770.10 | |
| 23400-000 | PREPAID INSURANCE | (9,029.78) | |
| | Subtotal Current Liab. | | $ 10,740.32 |
| RESERVES: | | | |
| 34500-000 | RESERVE FUND BALANCE | $ 119,579.47 | |
| | Subtotal Reserves | | $ 119,579.47 |
| EQUITY: | | | |
| 38000-000 | RETAINED EARNINGS | $ 319,095.42 | |
| | Current Year Net Income/(Loss) | (381,662.78) | |
| | Subtotal Equity | | $ (62,567.36) |
| | TOTAL LIABILITIES & EQUITY | | $ 67,752.43 |

# University Park Place Owners' Assn., Inc

Balance Sheet
As of 08/31/26

## ASSETS

| | | | |
|---|---|---|---|
| 10107-000 | OP-FIRST CITIZENS BANK | $ 134.32 | |
| 10108-000 | MM-FIRST CITIZENS BANK | 51,724.52 | |
| 12100-000 | ASSESSMENT RECEIVABLE | 3,840.23 | |
| | TOTAL ASSETS | | $ 55,699.07 |

## LIABILITIES & EQUITY

| | | | |
|---|---|---|---|
| CURRENT LIABILITIES: | | | |
| 23100-000 | PREPAID RES/ASMTS | $ 12,260.10 | |
| 23400-000 | PREPAID INSURANCE | (9,029.78) | |
| | Subtotal Current Liab. | | $ 3,230.32 |
| RESERVES: | | | |
| 34500-000 | RESERVE FUND BALANCE | $ 128,079.47 | |
| | Subtotal Reserves | | $ 128,079.47 |
| EQUITY: | | | |
| 38000-000 | RETAINED EARNINGS | $ 319,095.42 | |
| | Current Year Net Income/(Loss) | (394,706.14) | |
| | Subtotal Equity | | $ (75,610.72) |
| | TOTAL LIABILITIES & EQUITY | | $ 55,699.07 |

# University Park Place Owners' Assn., Inc

Balance Sheet
As of 09/30/26

## ASSETS

| | | | |
|---|---|---|---|
| 10107-000 | OP-FIRST CITIZENS BANK | $ (14,884.10) | |
| 10108-000 | MM-FIRST CITIZENS BANK | 51,724.52 | |
| 12100-000 | ASSESSMENT RECEIVABLE | 2,201.23 | |
| | TOTAL ASSETS | | $ 39,041.65 |

## LIABILITIES & EQUITY

| | | | |
|---|---|---|---|
| CURRENT LIABILITIES: | | | |
| 23100-000 | PREPAID RES/ASMTS | $ 9,768.10 | |
| 23400-000 | PREPAID INSURANCE | (9,029.78) | |
| | Subtotal Current Liab. | | $ 738.32 |
| RESERVES: | | | |
| 34500-000 | RESERVE FUND BALANCE | $ 128,079.47 | |
| | Subtotal Reserves | | $ 128,079.47 |
| EQUITY: | | | |
| 38000-000 | RETAINED EARNINGS | $ 319,095.42 | |
| | Current Year Net Income/(Loss) | (408,871.56) | |
| | Subtotal Equity | | $ (89,776.14) |
| | TOTAL LIABILITIES & EQUITY | | $ 39,041.65 |