University Park Place Owners' Assn., Inc

Balance Sheet
As of 01/30/25

ASSETS

10107-000	OP-FIRST CITIZENS BANK	$ 11,874.73	
10108-000	MM-FIRST CITIZENS BANK	230,019.14	
12100-000	ASSESSMENT RECEIVABLE	4,686.29	
	TOTAL ASSETS		$ 246,580.16

LIABILITIES & EQUITY

CURRENT LIABILITIES:			
22000-000	A/P - TRADE	$ 1,530.66	
23100-000	PREPAID RES/ASMTS	20,523.54	
23400-000	PREPAID INSURANCE	(9,029.78)	
	Subtotal Current Liab.		$ 13,024.42
RESERVES:			
34500-000	RESERVE FUND BALANCE	$ 255,579.47	
35000-000	CURRENT YR RESERVES	38,500.00	
	Subtotal Reserves		$ 294,079.47
EQUITY:			
38000-000	RETAINED EARNINGS	$ (63,605.16)	
	Current Year Net Income/(Loss)	3,081.43	
	Subtotal Equity		$ (60,523.73)
	TOTAL LIABILITIES & EQUITY		$ 246,580.16

University Park Place Owners' Assn., Inc

Balance Sheet
As of 02/28/25

		ASSETS	
10107-000	OP-FIRST CITIZENS BANK	$ 29,665.39	
10108-000	MM-FIRST CITIZENS BANK	230,119.55	
12100-000	ASSESSMENT RECEIVABLE	2,456.79	
	TOTAL ASSETS		$ 262,241.73
		LIABILITIES & EQUITY	
CURRENT LIABILITIES:			
22000-000	A/P - TRADE	$ 1,530.66	
23100-000	PREPAID RES/ASMTS	24,593.79	
23400-000	PREPAID INSURANCE	(9,029.78)	
	Subtotal Current Liab.		$ 17,094.67
RESERVES:			
34500-000	RESERVE FUND BALANCE	$ 255,579.47	
35000-000	CURRENT YR RESERVES	38,500.00	
	Subtotal Reserves		$ 294,079.47
EQUITY:			
38000-000	RETAINED EARNINGS	$ (63,605.16)	
	Current Year Net Income/(Loss)	14,672.75	
	Subtotal Equity		$ (48,932.41)
	TOTAL LIABILITIES & EQUITY		$ 262,241.73

Run Date: 09/30/26
Run Time: 01:51 PM

University Park Place Owners' Assn., Inc
Balance Sheet
As of 03/31/25

	ASSETS		
10107-000	OP-FIRST CITIZENS BANK	$ 8,182.97	
10108-000	MM-FIRST CITIZENS BANK	241,167.66	
12100-000	ASSESSMENT RECEIVABLE	5,225.04	
	TOTAL ASSETS		$ 254,575.67
	LIABILITIES & EQUITY		
	CURRENT LIABILITIES:		
22000-000	A/P - TRADE	$ 1,530.66	
23100-000	PREPAID RES/ASMTS	19,049.79	
23400-000	PREPAID INSURANCE	(9,029.78)	
	Subtotal Current Liab.		$ 11,550.67
	RESERVES:		
34500-000	RESERVE FUND BALANCE	$ 255,579.47	
35000-000	CURRENT YR RESERVES	49,500.00	
	Subtotal Reserves		$ 305,079.47
	EQUITY:		
38000-000	RETAINED EARNINGS	$ (63,605.16)	
	Current Year Net Income/(Loss)	1,550.69	
	Subtotal Equity		$ (62,054.47)
	TOTAL LIABILITIES & EQUITY		$ 254,575.67

University Park Place Owners' Assn., Inc

Balance Sheet
As of 04/30/25

		ASSETS	
10107-000	OP-FIRST CITIZENS BANK	$ 22,275.02	
10108-000	MM-FIRST CITIZENS BANK	241,211.27	
12100-000	ASSESSMENT RECEIVABLE	4,516.04	
	TOTAL ASSETS		$ 268,002.33
		LIABILITIES & EQUITY	
CURRENT LIABILITIES:			
22000-000	A/P - TRADE	$ 1,530.66	
23100-000	PREPAID RES/ASMTS	15,632.79	
23400-000	PREPAID INSURANCE	(9,029.78)	
	Subtotal Current Liab.		$ 8,133.67
RESERVES:			
34500-000	RESERVE FUND BALANCE	$ 255,579.47	
35000-000	CURRENT YR RESERVES	49,500.00	
	Subtotal Reserves		$ 305,079.47
EQUITY:			
38000-000	RETAINED EARNINGS	$ (63,605.16)	
	Current Year Net Income/(Loss)	18,394.35	
	Subtotal Equity		$ (45,210.81)
	TOTAL LIABILITIES & EQUITY		$ 268,002.33

Run Date: 09/30/26
Run Time: 01:59 PM

University Park Place Owners' Assn., Inc
Balance Sheet
As of 05/31/25

		ASSETS		
10107-000	OP-FIRST CITIZENS BANK	$ 3,166.14		
10108-000	MM-FIRST CITIZENS BANK	226,256.16		
12100-000	ASSESSMENT RECEIVABLE	3,262.60		
	TOTAL ASSETS		$	232,684.90
		LIABILITIES & EQUITY		
	CURRENT LIABILITIES:			
22000-000	A/P - TRADE	$ 1,530.66		
23100-000	PREPAID RES/ASMTS	14,964.35		
23400-000	PREPAID INSURANCE	(9,029.78)		
	Subtotal Current Liab.		$	7,465.23
	RESERVES:			
34500-000	RESERVE FUND BALANCE	$ 270,579.47		
35000-000	CURRENT YR RESERVES	49,500.00		
	Subtotal Reserves		$	320,079.47
	EQUITY:			
38000-000	RETAINED EARNINGS	$ (63,605.16)		
	Current Year Net Income/(Loss)	(31,254.64)		
	Subtotal Equity		$	(94,859.80)
	TOTAL LIABILITIES & EQUITY		$	232,684.90

Run Date: 09/30/26
Run Time: 02:01 PM

University Park Place Owners' Assn., Inc
Balance Sheet
As of 06/30/25

		ASSETS		
10107-000	OP-FIRST CITIZENS BANK	$ 17,478.69		
10108-000	MM-FIRST CITIZENS BANK	231,797.27		
12100-000	ASSESSMENT RECEIVABLE	5,961.85		
	TOTAL ASSETS		$	255,237.81
		LIABILITIES & EQUITY		
	CURRENT LIABILITIES:			
22000-000	A/P - TRADE	$ 1,530.66		
23100-000	PREPAID RES/ASMTS	14,526.60		
23400-000	PREPAID INSURANCE	(9,029.78)		
	Subtotal Current Liab.		$	7,027.48
	RESERVES:			
34500-000	RESERVE FUND BALANCE	$ 270,579.47		
35000-000	CURRENT YR RESERVES	55,000.00		
	Subtotal Reserves		$	325,579.47
	EQUITY:			
38000-000	RETAINED EARNINGS	$ (63,605.16)		
	Current Year Net Income/(Loss)	(13,763.98)		
	Subtotal Equity		$	(77,369.14)
	TOTAL LIABILITIES & EQUITY		$	255,237.81

Run Date: 09/30/26
Run Time: 02:03 PM

University Park Place Owners' Assn., Inc
Balance Sheet
As of 07/31/25

		ASSETS		
10107-000	OP-FIRST CITIZENS BANK	$ 4,127.32		
10108-000	MM-FIRST CITIZENS BANK	237,340.62		
12100-000	ASSESSMENT RECEIVABLE	2,674.85		
	TOTAL ASSETS		$	244,142.79
		LIABILITIES & EQUITY		
	CURRENT LIABILITIES:			
22000-000	A/P - TRADE	$ 1,530.66		
23100-000	PREPAID RES/ASMTS	13,882.60		
23400-000	PREPAID INSURANCE	(9,029.78)		
	Subtotal Current Liab.		$	6,383.48
	RESERVES:			
34500-000	RESERVE FUND BALANCE	$ 270,579.47		
35000-000	CURRENT YR RESERVES	60,500.00		
	Subtotal Reserves		$	331,079.47
	EQUITY:			
38000-000	RETAINED EARNINGS	$ (63,605.16)		
	Current Year Net Income/(Loss)	(29,715.00)		
	Subtotal Equity		$	(93,320.16)
	TOTAL LIABILITIES & EQUITY		$	244,142.79

University Park Place Owners' Assn., Inc

Balance Sheet
As of 08/31/25

ASSETS

10107-000	OP-FIRST CITIZENS BANK	$ (5,683.87)	
10108-000	MM-FIRST CITIZENS BANK	242,885.17	
12100-000	ASSESSMENT RECEIVABLE	3,641.85	
	TOTAL ASSETS		$ 240,843.15

LIABILITIES & EQUITY

CURRENT LIABILITIES:			
23100-000	PREPAID RES/ASMTS	$ 12,678.60	
23400-000	PREPAID INSURANCE	(9,029.78)	
	Subtotal Current Liab.		$ 3,648.82
RESERVES:			
34500-000	RESERVE FUND BALANCE	$ 270,579.47	
35000-000	CURRENT YR RESERVES	66,000.00	
	Subtotal Reserves		$ 336,579.47
EQUITY:			
38000-000	RETAINED EARNINGS	$ (63,605.16)	
	Current Year Net Income/(Loss)	(35,779.98)	
	Subtotal Equity		$ (99,385.14)
	TOTAL LIABILITIES & EQUITY		$ 240,843.15

University Park Place Owners' Assn., Inc

Balance Sheet
As of 09/30/25

ASSETS

10107-000	OP-FIRST CITIZENS BANK	$ 1,920.76	
10108-000	MM-FIRST CITIZENS BANK	242,928.31	
12100-000	ASSESSMENT RECEIVABLE	3,399.85	
	TOTAL ASSETS		$ 248,248.92

LIABILITIES & EQUITY

CURRENT LIABILITIES:			
23100-000	PREPAID RES/ASMTS	$ 10,030.60	
23400-000	PREPAID INSURANCE	(9,029.78)	
	Subtotal Current Liab.		$ 1,000.82
RESERVES:			
34500-000	RESERVE FUND BALANCE	$ 275,579.47	
35000-000	CURRENT YR RESERVES	71,000.00	
	Subtotal Reserves		$ 346,579.47
EQUITY:			
38000-000	RETAINED EARNINGS	$ (63,605.16)	
	Current Year Net Income/(Loss)	(35,726.21)	
	Subtotal Equity		$ (99,331.37)
	TOTAL LIABILITIES & EQUITY		$ 248,248.92

University Park Place Owners' Assn., Inc

Balance Sheet
As of 10/31/26

ASSETS

10107-000	OP-FIRST CITIZENS BANK	$ (17,724.06)	
10108-000	MM-FIRST CITIZENS BANK	51,724.52	
12100-000	ASSESSMENT RECEIVABLE	2,201.23	
	TOTAL ASSETS		$ 36,201.69

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)	(411,711.52)	
	Subtotal Equity		$ (92,616.10)
	TOTAL LIABILITIES & EQUITY		$ 36,201.69

Run Date: 09/30/26
Run Time: 02:23 PM

University Park Place Owners' Assn., Inc
Balance Sheet
As of 11/30/25

		ASSETS		
10107-000	OP-FIRST CITIZENS BANK	$ 10,579.02		
10108-000	MM-FIRST CITIZENS BANK	243,009.51		
12100-000	ASSESSMENT RECEIVABLE	3,172.85		
	TOTAL ASSETS		$	256,761.38
		LIABILITIES & EQUITY		
	CURRENT LIABILITIES:			
23100-000	PREPAID RES/ASMTS	$ 6,610.10		
23400-000	PREPAID INSURANCE	(9,029.78)		
	Subtotal Current Liab.		$	(2,419.68)
	RESERVES:			
34500-000	RESERVE FUND BALANCE	$ 275,579.47		
35000-000	CURRENT YR RESERVES	71,000.00		
	Subtotal Reserves		$	346,579.47
	EQUITY:			
38000-000	RETAINED EARNINGS	$ (63,605.16)		
	Current Year Net Income/(Loss)	(23,793.25)		
	Subtotal Equity		$	(87,398.41)
	TOTAL LIABILITIES & EQUITY		$	256,761.38

University Park Place Owners' Assn., Inc

Balance Sheet
As of 12/31/25

ASSETS

10107-000	OP-FIRST CITIZENS BANK	$ 12,676.84	
10108-000	MM-FIRST CITIZENS BANK	243,050.79	
12100-000	ASSESSMENT RECEIVABLE	1,889.85	
	TOTAL ASSETS		$ 257,617.48

LIABILITIES & EQUITY

CURRENT LIABILITIES:			
22000-000	A/P - TRADE	$ 4,238.27	
23100-000	PREPAID RES/ASMTS	6,734.10	
23400-000	PREPAID INSURANCE	(9,029.78)	
	Subtotal Current Liab.		$ 1,942.59
RESERVES:			
34500-000	RESERVE FUND BALANCE	$ 326,579.47	
	Subtotal Reserves		$ 326,579.47
EQUITY:			
38000-000	RETAINED EARNINGS	$ (43,605.16)	
	Current Year Net Income/(Loss)	(27,299.42)	
	Subtotal Equity		$ (70,904.58)
	TOTAL LIABILITIES & EQUITY		$ 257,617.48