

Allenbrook Homeowner's Association, INC  
PO Box 501 Lenoir City, TN 37771-0501  
Allenbrookhoa.com [allenbrookhoa@gmail.com](mailto:allenbrookhoa@gmail.com)

Hi Neighbor!

Enclosed is your 2026 Dues statement to be paid by 12-31-2025. Below is the dues assessment and process for 2026.

This year the dues fee will remain the same as it was last year; \$50.00.

There are two choices of paying:

1. Pay by check as usual; made out to Allenbrook HOA and mailing it to our Post Office Box **OR** drop your envelope into our HOA Box attached to the inside wall of the 1<sup>st</sup> entrance and save a stamp.
2. Pay by credit card. **To pay this way we must have your email address** so that I can activate STRIPE PAY in our financial system. You will receive an email verification once I activate your account.  
There is a fee, from STRIPE PAY, to use this method. It is \$2.00. For the \$50.00 charge, it will cost an extra \$2.00 for a **total of \$52.00.**  
**If you want to pay by this method, PLEASE email the board so we can adjust the statement.**

### President's Report

*We have come to the close of our fiscal year 2025. This past year saw some positive and negative changes within our neighborhood. There has been some turnover of properties, including two of the remaining six undeveloped plots having houses constructed. They have been built in accordance with our covenants. Unfortunately, we have also lost some long-time friends within our neighborhood, and we pray for their souls and for their families that have been left behind.*

*We plan to have a full HOA meeting sometime in the early spring to discuss where we are and how we want to continue as an HOA especially in light of the announced retirement of both myself, President, and the treasurer at the end of 2026. If anyone is interested in helping out in any way, please contact your board via email.*

*I continue to welcome and encourage everyone to share any ideas, comments, or concerns to help our neighborhood continue to be a great and safe place to live for everyone.*

*Thank you all again!*

**Jerry Chapman**  
**HOA President**

### Treasurer Report

11-1-2024 to 10-31-2025

Our total income for this period was \$8,398.83 which is derived from dues.

Our total expenses for the same period were \$4,931.93 for various expenses.

Our net was a positive of \$3,466.90.

Our Bank balance as of 10-31-2025 is \$ 32,727.76.

We had 99% compliance with the dues collected.

Our usual recurring expenses (Front entrances, insurance, website, accounting software, and USPS), were the largest expenses this year. This bank balance leaves the HOA in good position in case of any large, unexpected expenses that may occur.

**Please get involved by joining our board or advisory committee. Please check out our website for details.**

Thank you,

**Allenbrook HOA Board**  
**Jerry Chapman, President**  
**Peter Sposato, Treasurer**