

| FAIRWAY OAK VILLAS ASSOCIATION, INC.             |        |            |             |           |            |             |           |           |            |
|--------------------------------------------------|--------|------------|-------------|-----------|------------|-------------|-----------|-----------|------------|
| PROPOSED ANNUAL BUDGET                           |        |            |             |           |            |             |           |           |            |
| FOR THE PERIOD: JANUARY 1 THRU DECEMBER 31, 2026 |        |            |             |           |            |             |           |           |            |
|                                                  |        | 2026       |             |           |            |             |           |           | 2025       |
|                                                  |        | AVERAGE    | 2026        | 2026      | 2026/2025  |             | 2025      |           | BUDGET VS. |
|                                                  |        | PER UNIT   | TOTAL       | ANNUAL    | BUDGETS    | %           | ANNUAL    | 2025      | PROJECTED  |
| REVENUE:                                         | CODE   | PER MONTH  | PER MONTH   | BUDGET    | VARIANCE   |             | BUDGET    | PROJECTED | EXPENSES   |
| Association Fees                                 | 4082   | \$1,107.24 | \$50,932.91 | \$611,195 | (\$16,841) | 2.83%       | \$594,354 | \$594,354 | \$0        |
| Other Income                                     | 4384   | 0.00       | 0.00        | 0         | 0          |             | 0         | 0         | 0          |
| Late Fees/Interest                               | 4391/3 | 0.18       | 8.33        | 100       | (100)      |             | 0         | 0         | 0          |
| Interest Income                                  | 4392   | 31.31      | 1,440.25    | 17,283    | (3789)     |             | 13,494    | 15,500    | 2,006      |
| TOTAL REVENUE                                    |        | \$1,138.73 | \$52,381.50 | \$628,578 | (\$20,730) | 3.41%       | \$607,848 | \$609,854 | \$2,006    |
| EXPENSE:                                         |        |            |             |           |            |             |           |           |            |
| Pest Control                                     | 5604   | \$13.15    | \$604.83    | \$7,258   | (\$0)      | 0.01%       | \$7,258   | \$6,912   | \$346      |
| Tree Maintenance                                 | 5605   | 36.23      | 1,666.67    | 20,000    | 0          | 0.00%       | 20,000    | \$20,000  | 0          |
| Refuse Collection                                | 5607   | 32.61      | 1,500.00    | 18,000    | 0          | 0.00%       | 18,000    | \$25,000  | (7,000)    |
| Building Maint                                   | 5613   | 36.75      | 1,690.58    | 20,287    | (287)      | 1.44%       | 20,000    | \$20,000  | 0          |
| Pool Contract                                    | 5618   | 95.65      | 4,400.00    | 52,800    | (9,330)    | 21.46%      | 43,470    | \$41,400  | 2,070      |
| Pool Area Repairs                                | 5626   | 8.15       | 375.00      | 4,500     | 0          | 0.00%       | 4,500     | \$4,500   | 0          |
| Sprinkler Repair                                 | 5627   | 6.34       | 291.67      | 3,500     | 0          | 0.00%       | 3,500     | \$3,500   | 0          |
| Landscape Contract                               | 5651   | 110.51     | 5,083.33    | 61,000    | (2,000)    | 3.39%       | 59,000    | \$59,000  | 0          |
| Landscape Supplies                               | 5652   | 45.29      | 2,083.33    | 25,000    | (4,500)    | 21.95%      | 20,500    | \$20,500  | 0          |
| Roof Cleaning/Blowing                            | 5652   | 19.02      | 875.00      | 10,500    | (10,499)   | 1049900.00% | 1         | \$8,300   | (8,299)    |
| Termite Contract                                 | 5683   | 11.23      | 516.50      | 6,198     | 60         | -0.96%      | 6,258     | \$6,258   | 0          |
| Light Maint                                      | 5689   | 3.62       | 166.67      | 2,000     | (500)      | 33.33%      | 1,500     | \$2,000   | (500)      |
| Electricity                                      | 5802   | 22.83      | 1,050.00    | 12,600    | 0          | 0.00%       | 12,600    | \$12,000  | 600        |
| Water & Sewage Expenses                          | 5803   | 3.08       | 141.67      | 1,700     | (400)      | 30.77%      | 1,300     | \$1,300   | 0          |
| Copies & Postage                                 | 5909   | 0.45       | 20.83       | 250       | 0          | 0.00%       | 250       | \$275     | (25)       |
| Website                                          | 5903   | 1.81       | 83.33       | 1,000     |            |             |           |           |            |
| Corporate Filing Fees                            | 5914   | 0.11       | 5.10        | 61        | 0          | 0.00%       | 61        | \$61      | 0          |
| Fees - State/Division                            | 5915   | 0.33       | 15.33       | 184       | 16         | -8.00%      | 200       | \$200     | 0          |
| Insurance                                        | 5921   | 222.83     | 10,250.00   | 123,000   | 7,000      | -5.38%      | 130,000   | \$120,000 | 10,000     |
| Accounting & Audit Fees                          | 5923   | 5.98       | 275.00      | 3,300     | (300)      | 10.00%      | 3,000     | \$3,000   | 0          |
| Legal Fees                                       | 5953   | 13.59      | 625.00      | 7,500     | (2,500)    | 50.00%      | 5,000     | \$7,500   | (2,500)    |
| Management Fees (2023)                           | 5954   | 51.64      | 2,375.33    | 28,504    | 3,546      | -11.06%     | 32,050    | \$32,050  | 0          |
| Miscellaneous/Board Exp                          | 5969   | 9.06       | 416.67      | 5,000     | 30,000     | -85.71%     | 35,000    | \$35,000  | 0          |
| SUB-TOTAL                                        |        | \$750.26   | \$34,511.85 | \$414,142 | \$10,306   | 2.43%       | \$423,448 | \$428,756 | (\$5,308)  |
|                                                  |        |            |             |           | -2.20%     |             |           |           |            |
| OPERATING FUND                                   | 1091   | 54.35      | 2,500.00    | 30,000    | 13,000     | 30.23%      | 43,000    | 43,000    | 0          |
| CAPITAL RESERVE                                  | 1097   | 333.94     | 15,361.31   | 184,336   | 0          | 0.00%       | 184,336   | 184,336   | 0          |
|                                                  |        | 388.29     | 17,861.31   | 214,336   | 13,000     |             | 227,336   | 227,336   | 0          |
|                                                  |        |            |             |           | -5.72%     |             |           |           |            |
| TOTAL EXPENSES                                   |        | \$1,138.55 | \$52,373.16 | \$628,478 | \$23,306   | 3.58%       | \$650,784 | \$656,092 | (\$5,308)  |

-3.43%