

Balance Sheet 2

Period: 02/01/26..02/28/26

Association of Green Trails Phase II Homeowners

Fiscal Start Date: 01/01/26

All amounts are in USD.

Description	Balance Current Month	Balance Prior Month	Change
ASSETS			
CASH			
STELLAR BANK - OPERATING	13,465.47	13,465.47	-
STELLAR BANK - FOREST	6,998.00	6,998.00	-
STELLAR BANK - ENCLAVE	7,283.00	7,283.00	-
FCB ICS	1,735,338.00	1,597,501.74	137,836.26
FCB OPERATING	121,345.59	100,613.93	20,731.66
DUE (TO)/FROM FOREST CONTINGENCY	-33,002.00	-33,002.00	-
DUE (TO)/FROM ENCLAVE CONTINGENCY	-113.30	-113.30	-
DUE (TO)/FROM RESERVES	43,881.55	43,881.55	-
DUE (TO)/FROM FOREST RESERVES	13,100.00	12,100.00	1,000.00
DUE (TO)/FROM ENCLAVE RES	5,330.45	5,330.45	-
TOTAL CASH	1,913,626.76	1,754,058.84	159,567.92
CONTINGENCY ACCOUNTS			
SYNCHRONY-CONTINGENCY	93,826.25	93,825.53	0.72
STELLAR BANK-FOREST CONTINGENCY	6,399.12	6,399.12	-
DUE (TO)/FROM OPERATING - FOREST	33,002.00	33,002.00	-
STELLAR BANK-ENCLAVE CONTINGENCY	5,411.68	5,411.68	-
DUE (TO)/FROM OPERATING - ENCLAVE	113.30	113.30	-
FCB - NEW CAPITAL PROJECT	75,486.12	75,477.43	8.69
TOTAL CONTINGENCY ACCOUNTS	214,238.47	214,229.06	9.41

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GREEN TRAILS CAPITAL RESERVES			
NEWFIRST RESERVE	232,414.02	232,031.33	382.69
SYNCHRONY CD (0.03%-6/24/26)	55,841.08	55,839.66	1.42
CIT CDARS 6/18/26 3.5%	324,803.45	324,803.45	-
DUE FROM/(TO) OPERATING	-43,881.55	-43,881.55	-
TOTAL GREEN TRAILS CAPITAL RESERVES	569,177.00	568,792.89	384.11
THE FOREST CAPITAL RESERVES			
STELLAR BANK -FOREST RESERVE	74,168.08	74,168.08	-
DUE FROM/(TO) OPERATING	-13,100.00	-12,100.00	-1,000.00
SYNCHRONY CD (0.03%-11/6/25)	56,485.17	56,483.73	1.44
CIT CDARS 6/18/26 3.5%	175,882.74	175,882.74	-
TOTAL THE FOREST CAPITAL RESERVES	293,435.99	294,434.55	-998.56
ENCLAVE CAPITAL RESERVES			
STELLAR BANK-ENCLAVE RESERVE	26,630.36	26,630.36	-
FCB CDARS	113,442.52	113,442.52	-
DUE FROM/(TO) OPERATING	-5,330.45	-5,330.45	-
TOTAL ENCLAVE CAPITAL RESERVES	134,742.43	134,742.43	-

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ASSESSMENT RECEIVABLES			
2023 MAINTENANCE FEES	284.36	284.36	-
2024 MAINTENANCE FEES	2,951.18	2,951.74	-0.56
2025 MAINTENANCE FEES	14,003.11	14,391.06	-387.95
2025 FOREST FEES	578.00	578.00	-
2026 MAINTENANCE FEES	177,572.92	453,507.37	-275,934.45
2026 FOREST FEES	2,100.00	5,775.00	-3,675.00
2026 ENCLAVE FEES	2,200.00	3,409.00	-1,209.00
FINANCE CHARGES	5,569.27	4,765.08	804.19
COLLECTION COSTS	4,887.25	1,698.92	3,188.33
LEGAL FEES	2,942.73	4,002.61	-1,059.88
RESERVE FOR DOUBTFUL ACCOUNTS	-12,631.80	-12,631.80	-
TOTAL ASSESSMENT RECEIVABLES	200,457.02	478,731.34	-278,274.32
OTHER RECEIVABLES			
PATROL SERVICE RECEIVABLES	27,225.96	16,393.30	10,832.66
SHARED BOULEVARD RECEIVABLE	34,259.63	32,007.97	2,251.66
MUD 346/FRY ROAD LANDCAPE	157,619.21	146,432.69	11,186.52
TOTAL OTHER RECEIVABLES	219,104.80	194,833.96	24,270.84

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JOANNE.MCINTYRE

Description	Balance Current Month	Balance Prior Month	Change
OTHER ASSETS			
PREPAID INSURANCE	18,313.94	21,911.52	-3,597.58
PREPAID PATROL	36,296.00	36,296.00	-
PREPAID EXPENSES	350.00	100,302.42	-99,952.42
TOTAL OTHER ASSETS	54,959.94	158,509.94	-103,550.00
TOTAL ASSETS	3,599,742.41	3,798,333.01	-198,590.60
LIABILITIES			
ACCOUNTS PAYABLE	87,107.42	35,881.31	51,226.11
PREPAID MUD 346 REIMBURSEMENTS	36,687.61	36,687.61	-
PREPAID ASSESSMENTS	5,412.51	13,928.35	-8,515.84
TOTAL LIABILITIES	129,207.54	86,497.27	42,710.27

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Description	Balance Current Month	Balance Prior Month	Change
EQUITY			
CONTINGENCY FUNDS			
FUTURE CAPITAL IMPROVEMENTS	75,486.12	75,477.43	8.69
GREEN TRAILS CONTINGENCY RESERVES	93,824.73	93,824.73	-
FOREST CONTINGENCY RESERVES	39,401.12	39,401.12	-
ENCLAVE CONTINGENCY RESERVES	5,524.98	5,524.98	-
TOTAL CONTINGENCY FUNDS	214,236.95	214,228.26	8.69
MASTER RESERVES			
RESERVE FUND - MASTER	612,263.71	612,263.71	-
RESERVE FUND INTEREST	794.84	410.73	384.11
PARKS & PLAYGROUNDS	-3,556.55	-3,556.55	-
POOL	-40,325.00	-40,325.00	-
TOTAL MASTER RESERVES	569,177.00	568,792.89	384.11

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Description	Balance Current Month	Balance Prior Month	Change
FOREST RESERVES			
RESERVE FUND - THE FOREST	306,460.74	306,460.74	-
FOREST RESERVE FUND INTEREST	75.25	73.81	1.44
GATES	-13,100.00	-12,100.00	-1,000.00
TOTAL FOREST RESERVES	293,435.99	294,434.55	-998.56
ENCLAVE RESERVES			
RESERVE FUND - ENCLAVE	137,363.44	137,363.44	-
ENCLAVE RESERVE FUND INTEREST	25.99	25.99	-
GATE	-2,647.00	-2,647.00	-
TOTAL ENCLAVE RESERVES	134,742.43	134,742.43	-
MEMBERS EQUITY			
RETAINED EARNINGS	269,209.89	269,209.89	-
PRIOR YEAR ADJUSTMENTS	-	-	-
CURRENT YEAR SURPLUS (DEFICIT)	1,989,732.61	2,230,427.72	-240,695.11
TOTAL MEMBERS EQUITY	2,258,942.50	2,499,637.61	-240,695.11
TOTAL LIABILITIES AND EQUITY	3,599,742.41	3,798,333.01	-198,590.60