

06/17/25
Cash Basis

Two-Forty Place Association Inc.
Balance Sheet
As of May 31, 2025

	<u>May 31, 25</u>
ASSETS	
Current Assets	
Checking/Savings	
Alliance Assn Bank-MMA	18,354.41
Alliance Assn Bank-Restricted	13,004.54
Alliance Assn Bank - CD	107,924.04
Armstrong Bank-Checking	68,341.86
Armstrong Bank-Savings	5,066.53
Total Checking/Savings	212,691.38
Accounts Receivable	
Accounts Receivable	-15,191.42
Total Accounts Receivable	-15,191.42
Other Current Assets	
Undeposited Funds	4,800.00
Total Other Current Assets	4,800.00
Total Current Assets	202,299.96
TOTAL ASSETS	<u>202,299.96</u>
LIABILITIES & EQUITY	
Liabilities	
Long Term Liabilities	
Loan - Alliance Assn Bank	103,085.78
Total Long Term Liabilities	103,085.78
Total Liabilities	103,085.78
Equity	
Retained Earnings	73,748.57
Net Income	25,465.61
Total Equity	99,214.18
TOTAL LIABILITIES & EQUITY	<u>202,299.96</u>

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Two-Forty Place Association Inc. Profit & Loss YTD Comparison May 2025

	May 25	Jan - May 25
Ordinary Income/Expense		
Income		
HOA Dues	20,900.00	101,875.00
Interest Income-Banks	222.66	971.37
Interest Income-Owners	8.25	26.25
Late Fees	100.00	200.00
Other Charges		
Check/Returned Payment Charge	5.00	25.00
Credit Card Fee 3%	12.00	216.00
Total Other Charges	17.00	241.00
Total Income	21,247.91	103,313.62
Expense		
Activities		
Annual Memberships	415.00	415.00
Total Activities	415.00	415.00
Administrative		
Management Fees-Financial	774.00	1,935.00
On-Site Management Fees	1,600.00	5,000.00
Total Administrative	2,374.00	6,935.00
Grounds		
Dog Park and Cabana	377.27	377.27
Landscaping	0.00	103.39
Mowing Contract	872.56	2,591.55
Total Grounds	1,249.83	3,072.21
Maintenance		
Building Repair and Maintenance	10,269.12	10,269.12
Pest Control Contract	400.00	1,000.00
Sidewalks	0.00	4,142.20
Total Maintenance	10,669.12	15,411.32
Operations		
Bank Service Charges	0.00	25.00
HOA Meetings	422.69	655.42
Legal Fees-Collections	250.00	250.00
Legal Fees-HOA matters	500.00	500.00
Merchant Pay Portal Fees	142.48	725.63
Office Cell Phone	72.44	360.36
Office Supplies	19.99	99.95
Total Operations	1,407.60	2,616.36
Other Expense		
Insurance	0.00	15,336.00
Loan Interest Expense	458.40	2,382.33
Total Other Expense	458.40	17,718.33
Utilities		
OG&E	701.60	3,033.81
Trash	838.86	4,069.36
Water	4,494.57	24,576.62
Total Utilities	6,035.03	31,679.79
Total Expense	22,608.98	77,848.01
Net Ordinary Income	-1,361.07	25,465.61

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Profit & Loss YTD Comparison
May 2025

	May 25	Jan - May 25
Net Income	-1,361.07	25,465.61