

# Tiara at the Abbey

Run Date: 09/15/2025  
Run Time: 11:28 AM

## BALANCE SHEET As of: 08/31/2025

### Assets

| Account # | Account Name      | Total       |
|-----------|-------------------|-------------|
| 10300     | Operating Account | \$21,631.83 |
|           | TOTAL ASSETS      | \$21,631.83 |

### Liabilities

| Account # | Account Name      | Total  |
|-----------|-------------------|--------|
|           | TOTAL LIABILITIES | \$0.00 |

### Equity

| Account # | Account Name                   | Total       |
|-----------|--------------------------------|-------------|
| 57000     | Equity                         | \$13,843.51 |
|           | Current Year Net Income/(Loss) | \$7,788.32  |
|           | TOTAL EQUITY                   | \$21,631.83 |
|           | TOTAL LIABILITIES AND EQUITY   | \$21,631.83 |

**Tiara at the Abbey**  
**YEARLY INCOME STATEMENT**  
Start: 01/01/2025 | End: 08/31/2025  
**Income**

Run Date: 09/15/2025  
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| Account                  | Jan        | Feb        | Mar      | Apr         | May         | Jun      | July     | Aug      | Sep    | Oct    | Nov    | Dec    | Total       |
|--------------------------|------------|------------|----------|-------------|-------------|----------|----------|----------|--------|--------|--------|--------|-------------|
| 61000 Assessments        | \$980.84   | \$785.84   | \$589.92 | \$16,244.39 | \$8,992.92  | \$390.00 | \$390.00 | \$550.25 | \$0.00 | \$0.00 | \$0.00 | \$0.00 | \$28,924.16 |
| 62000 Special Assessment | \$360.00   | \$450.00   | \$315.00 | \$8,521.36  | \$4,699.54  | \$200.00 | \$50.00  | \$345.00 | \$0.00 | \$0.00 | \$0.00 | \$0.00 | \$14,940.90 |
| 75000 CLAIM REIM         | \$0.00     | \$0.00     | \$0.00   | \$1,000.00  | \$0.00      | \$0.00   | \$0.00   | \$0.00   | \$0.00 | \$0.00 | \$0.00 | \$0.00 | \$1,000.00  |
| Total Income:            | \$1,340.84 | \$1,235.84 | \$904.92 | \$25,765.75 | \$13,692.46 | \$590.00 | \$440.00 | \$895.25 | \$0.00 | \$0.00 | \$0.00 | \$0.00 | \$44,865.06 |

**Expense**

| Account                            | Jan        | Feb      | Mar        | Apr      | May        | Jun         | July       | Aug        | Sep    | Oct    | Nov    | Dec    | Total       |
|------------------------------------|------------|----------|------------|----------|------------|-------------|------------|------------|--------|--------|--------|--------|-------------|
| 81100 Postage                      | \$26.62    | \$74.30  | \$344.15   | \$323.41 | \$23.38    | \$21.20     | \$29.21    | \$25.45    | \$0.00 | \$0.00 | \$0.00 | \$0.00 | \$867.72    |
| 81500 Management Fee               | \$375.00   | \$375.00 | \$375.00   | \$375.00 | \$375.00   | \$375.00    | \$375.00   | \$375.00   | \$0.00 | \$0.00 | \$0.00 | \$0.00 | \$3,000.00  |
| 81600 Bank Charges                 | \$0.00     | \$15.00  | \$15.00    | \$15.00  | \$15.00    | \$15.00     | \$15.00    | \$50.00    | \$0.00 | \$0.00 | \$0.00 | \$0.00 | \$140.00    |
| 81700 Website Maintenance          | \$0.00     | \$0.00   | \$336.20   | \$0.00   | \$0.00     | \$0.00      | \$0.00     | \$0.00     | \$0.00 | \$0.00 | \$0.00 | \$0.00 | \$336.20    |
| 82000 Legal                        | \$160.00   | \$0.00   | \$0.00     | \$0.00   | \$0.00     | \$2,909.64  | \$409.64   | \$489.64   | \$0.00 | \$0.00 | \$0.00 | \$0.00 | \$3,968.92  |
| 84100 Electric - Lights            | \$78.37    | \$92.53  | \$37.61    | \$36.12  | \$70.06    | (\$48.75)   | \$0.00     | \$41.22    | \$0.00 | \$0.00 | \$0.00 | \$0.00 | \$307.16    |
| 86100 Landscape Contract           | \$1,380.00 | \$0.00   | \$0.00     | \$0.00   | \$0.00     | \$6,074.00  | \$4,174.00 | \$3,800.00 | \$0.00 | \$0.00 | \$0.00 | \$0.00 | \$15,428.00 |
| 86200 Fertilization / Weed Control | \$0.00     | \$0.00   | \$0.00     | \$0.00   | \$0.00     | \$1,000.00  | \$0.00     | \$374.00   | \$0.00 | \$0.00 | \$0.00 | \$0.00 | \$1,374.00  |
| 86400 Common Ground Expense        | \$0.00     | \$0.00   | \$0.00     | \$0.00   | \$0.00     | \$695.00    | \$0.00     | \$0.00     | \$0.00 | \$0.00 | \$0.00 | \$0.00 | \$695.00    |
| 86500 Spillway                     | \$0.00     | \$0.00   | \$6,840.00 | \$0.00   | \$0.00     | \$0.00      | \$0.00     | \$0.00     | \$0.00 | \$0.00 | \$0.00 | \$0.00 | \$6,840.00  |
| Maintenance / Repair               | \$0.00     | \$0.00   | \$630.00   | \$0.00   | \$0.00     | \$0.00      | \$0.00     | \$0.00     | \$0.00 | \$0.00 | \$0.00 | \$0.00 | \$630.00    |
| 87100 General Repair & Maintenance | \$0.00     | \$0.00   | \$0.00     | \$0.00   | \$0.00     | \$0.00      | \$0.00     | \$0.00     | \$0.00 | \$0.00 | \$0.00 | \$0.00 | \$0.00      |
| 88100 Insurance                    | \$0.00     | \$0.00   | \$0.00     | \$0.00   | \$1,777.00 | \$0.00      | \$0.00     | \$0.00     | \$0.00 | \$0.00 | \$0.00 | \$0.00 | \$1,777.00  |
| 88200 Personal Property Tax        | \$1,712.74 | \$0.00   | \$0.00     | \$0.00   | \$0.00     | \$0.00      | \$0.00     | \$0.00     | \$0.00 | \$0.00 | \$0.00 | \$0.00 | \$1,712.74  |
| Total Expense:                     | \$3,732.73 | \$556.83 | \$8,577.96 | \$749.53 | \$2,260.44 | \$11,041.09 | \$5,002.85 | \$5,155.31 | \$0.00 | \$0.00 | \$0.00 | \$0.00 | \$37,076.74 |

**Net Income**

**\$7,788.32**

**Tiara at the Abbey**  
**CHECK REGISTER - DETAILED**  
START: 08/01/2025 | END: 08/31/2025

Run Date: 09/15/2025  
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| Date                                         | Check                      | Vendor                                    | Reference            | Amount                   |
|----------------------------------------------|----------------------------|-------------------------------------------|----------------------|--------------------------|
| <b>Midwest Bank Centre Operating Account</b> |                            |                                           |                      |                          |
| 08/06/2025                                   | 1153                       | GEN LAWN - General Lawn                   | Fertilize and Mowing | \$4,174.00               |
| 08/04/2025                                   | Inv: 3233                  | Acct: 86200 - 000 - Fertilization / We... | Fertilize and Mowing | \$374.00                 |
| 08/04/2025                                   | Inv: 3233                  | Acct: 86100 - 000 - Landscape Contract    | Fertilize and Mowing | \$3,800.00               |
| 08/06/2025                                   | 1154                       | 000169 - AMEREN UE                        |                      | \$41.22                  |
| 07/23/2025                                   | Inv: electric              | Acct: 84100 - 000 - Electric - Lights     |                      | \$22.94                  |
| 07/23/2025                                   | Inv: electric              | Acct: 84100 - 000 - Electric - Lights     |                      | \$18.28                  |
| 08/06/2025                                   | 1155                       | 000100 - ERNST MANAGEMENT SERVICE...      |                      | \$415.45                 |
| 08/04/2025                                   | Inv: Monthly Mgmt, postage | Acct: 81500 - 000 - Management Fee        |                      | \$375.00                 |
| 08/04/2025                                   | Inv: Monthly Mgmt, postage | Acct: 81100 - 000 - Postage               |                      | \$25.45                  |
| 08/04/2025                                   | Inv: Monthly Mgmt, postage | Acct: 81600 - 000 - Bank Charges          |                      | \$15.00                  |
| 08/11/2025                                   | 1156                       | SR111601 - Schreimann, Rackers & ...      |                      | \$3,399.28               |
| 08/11/2025                                   | Inv: 96523                 | Acct: 82000 - 000 - Legal                 |                      | \$3,399.28               |
| <b>Sub-Total: \$8,029.95</b>                 |                            |                                           |                      |                          |
|                                              |                            |                                           |                      | <b>Total: \$8,029.95</b> |