

EAGLE BAY PROPERTY OWNERS ASSOC., INC
FINANCIAL STATEMENT

02/29/24

EAGLE BAY PROPERTY OWNERS ASSOC., INC**Balance Sheet****As of February 29, 2024****Assets****Current Assets**

SECURITY DEPOSITS	\$	100.00
BANK-ASSESSMENTS ACCT 0610779		(50.00)
COMMUNITY NATIONAL BANK - 3210000301		12,810.99
CASH - EQUITY		4,720.39
COMMUNITY NATIONAL BANK -999		19,199.00
NOTE REC - MCCRARY		(928.38)
NOTE REC - CHRIS HIATT		4,148.25

Total Current Assets 40,000.25

Property and Equipment

BUILDINGS		95,300.00
EQUIPMENT		20,138.80
VEHICLES		8,000.00
PARK AREAS		20,000.00
LOTS		4,342.10
ACCUMULATED DEPRECIATION		(47,523.00)

Net Property and Equipment 100,257.90

Total Assets \$ 140,258.15

Liabilities and Stockholders' Equity**Current Liabilities**

PAYROLL TAXES PAYABLE	\$	1,291.45
DEFERRED INCOME		12,144.41

Total Current Liabilities 13,435.86

Long-Term Liabilities

Total Long-Term Liabilities 0.00

Total Liabilities 13,435.86

Stockholders' Equity

Other Equity		114,478.76
Profit(Loss) Year-To_Date		12,343.53

Total Stockholders' Equity 126,822.29

Total Liabilities and Stockholders' Equity \$ 140,258.15

EAGLE BAY PROPERTY OWNERS ASSOC., INC
Income Statement

	1 Month Ended February 29, 2024	4 Months Ended February 29, 2024
Deposits		
2024 DUES	\$ 5,904.73	\$ 29,682.58
BACK DUES	0.00	3,614.18
2014 DUES	0.00	475.00
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Total Deposits	5,904.73	33,771.76
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Gross Profit(Loss)	5,904.73	33,771.76
	<hr/>	<hr/>
Operating Expenses		
MANAGER	0.00	1,400.00
ACCOUNTING	400.00	700.00
DUES	0.00	50.00
BANK SERVICE CHARGES	2.00	10.00
CONTRACT LABOR	0.00	375.00
LEGAL	0.00	453.75
LIABILITY/WORK COMP	13,457.50	13,457.50
SUPPLIES	0.00	206.92
POSTAGE	0.00	73.01
POSTAGE - NEWSLETTER	204.00	204.00
PRINTING	167.75	167.75
SHOP REPAIRS	0.00	61.55
SUPPLIES - BATHHOUSE	0.00	47.76
TAXES - REAL EST & PP	0.00	1,005.25
PAYROLL TAX EXPENSE	0.00	107.10
TRASH	475.00	1,900.00
ELECTRICITY - POOL	47.76	189.68
SECURITY GATE - ELECTRIC	89.39	325.55
ELECTRICITY - BATH	47.76	297.41
WEB SERVICES	396.00	396.00
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Total Operating Expenses	15,287.16	21,428.23
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Operating Income (Loss)	(9,382.43)	12,343.53
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Other Income (Expenses)		
	<hr/>	<hr/>
Total Other Income (Expenses)	0.00	0.00
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Net Income (Loss) Before Taxes	(9,382.43)	12,343.53
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Net Income (Loss)	\$ (9,382.43)	\$ 12,343.53
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EAGLE BAY PROPERTY OWNERS ASSOC., INC

General Ledger - Period Subtotals

February 1, 2024 - February 29, 2024

Date	Reference	Journal	Description	Beginning Balance	Current Amount	Period End Balance
1025	SECURITY DEPOSITS			100.00		
			Totals for 1025		<u>0.00</u>	<u>100.00</u>
1030	BANK-ASSESSMENTS ACCT 0610779			(50.00)		
			Totals for 1030		<u>0.00</u>	<u>(50.00)</u>
1035	COMMUNITY NATIONAL BANK - 3210000301			21,532.51		
02/05/24	1025		TOWN & COUNTRY INS		(9,606.50)	
02/05/24	1026		USPS		(204.00)	
02/06/24	10.1		DEPOSIT		300.00	
02/09/24	1027		TOWN & COUNTRY INS		(630.00)	
02/09/24	1028		TOWN & COUNTRY INS		(1,680.00)	
02/09/24	1030		TOWN & COUNTRY INS		(1,541.00)	
02/09/24	1031		JOHNSON TAX SERVICE		(400.00)	
02/14/24	10.2		DEPOSIT		520.00	
02/22/24	10.3		DEPOSIT		1,512.50	
02/22/24	1032		GARY LILES		(396.00)	
02/22/24	1033		JOANNS PRINTING		(167.75)	
02/29/24	10.4		DEPOSIT		3,572.23	
02/29/24	40.4		ELECTRONIC STATEMENT FEE		(1.00)	
			Totals for 02/29/24		<u>(8,721.52)</u>	<u>12,810.99</u>
			Totals for 1035		<u>(8,721.52)</u>	<u>12,810.99</u>
1037	CASH - EQUITY			5,380.30		
02/05/24	40.1		OZARK DISPOSAL		(475.00)	
02/12/24	40.2		CO MO ELECTRIC		(184.91)	
			Totals for 02/29/24		<u>(659.91)</u>	<u>4,720.39</u>
			Totals for 1037		<u>(659.91)</u>	<u>4,720.39</u>
1038	COMMUNITY NATIONAL BANK -999			19,200.00		
02/29/24	40.3		ELECTRONIC STATEMENT FEE		(1.00)	
			Totals for 02/29/24		<u>(1.00)</u>	<u>19,199.00</u>
			Totals for 1038		<u>(1.00)</u>	<u>19,199.00</u>
1058	NOTE REC - MCCRARY			(928.38)		
			Totals for 1058		<u>0.00</u>	<u>(928.38)</u>
1059	NOTE REC - CHRIS HIATT			4,148.25		
			Totals for 1059		<u>0.00</u>	<u>4,148.25</u>
2030	BUILDINGS			95,300.00		
			Totals for 2030		<u>0.00</u>	<u>95,300.00</u>
2040	EQUIPMENT			20,138.80		
			Totals for 2040		<u>0.00</u>	<u>20,138.80</u>
2045	VEHICLES			8,000.00		
			Totals for 2045		<u>0.00</u>	<u>8,000.00</u>
2055	PARK AREAS			20,000.00		
			Totals for 2055		<u>0.00</u>	<u>20,000.00</u>
2060	LOTS			4,342.10		
			Totals for 2060		<u>0.00</u>	<u>4,342.10</u>

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Date	Reference	Journal	Description	Beginning Balance	Current Amount	Period End Balance
2090			ACCUMULATED DEPRECIATION	(47,523.00)		
			Totals for 2090		<u>0.00</u>	<u>(47,523.00)</u>
2130			PAYROLL TAXES PAYABLE	(1,291.45)		
			Totals for 2130		<u>0.00</u>	<u>(1,291.45)</u>
2310			RETAINED EARNINGS	(76,696.51)		
			Totals for 2310		<u>0.00</u>	<u>(76,696.51)</u>
2320			LOAN TO/FROM SHAREHOLDERS	(37,782.25)		
			Totals for 2320		<u>0.00</u>	<u>(37,782.25)</u>
2594			DEFERRED INCOME	(12,144.41)		
			Totals for 2594		<u>0.00</u>	<u>(12,144.41)</u>
3003			2024 DUES	(23,777.85)		
02/06/24	10.1		DEPOSIT		(300.00)	
02/14/24	10.2		DEPOSIT		(520.00)	
02/22/24	10.3		DEPOSIT		(1,512.50)	
02/29/24	10.4		DEPOSIT		(3,572.23)	
			Totals for 02/29/24		<u>(5,904.73)</u>	<u>(29,682.58)</u>
			Totals for 3003		<u>(5,904.73)</u>	<u>(29,682.58)</u>
3020			BACK DUES	(3,614.18)		
			Totals for 3020		<u>0.00</u>	<u>(3,614.18)</u>
3022			2014 DUES	(475.00)		
			Totals for 3022		<u>0.00</u>	<u>(475.00)</u>
4000			MANAGER	1,400.00		
			Totals for 4000		<u>0.00</u>	<u>1,400.00</u>
5020			ACCOUNTING	300.00		
02/09/24	1031		JOHNSON TAX SERVICE		400.00	
			Totals for 02/29/24		<u>400.00</u>	<u>700.00</u>
			Totals for 5020		<u>400.00</u>	<u>700.00</u>
5035			DUES	50.00		
			Totals for 5035		<u>0.00</u>	<u>50.00</u>
5045			BANK SERVICE CHARGES	8.00		
02/29/24	40.3		ELECTRONIC STATEMENT FEE		1.00	
02/29/24	40.4		ELECTRONIC STATEMENT FEE		1.00	
			Totals for 02/29/24		<u>2.00</u>	<u>10.00</u>
			Totals for 5045		<u>2.00</u>	<u>10.00</u>
5060			CONTRACT LABOR	375.00		
			Totals for 5060		<u>0.00</u>	<u>375.00</u>
5065			LEGAL	453.75		
			Totals for 5065		<u>0.00</u>	<u>453.75</u>
5090			LIABILITY/WORK COMP	0.00		
02/05/24	1025		TOWN & COUNTRY INS		9,606.50	
02/09/24	1027		TOWN & COUNTRY INS		630.00	

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02/09/24	1028		TOWN & COUNTRY INS		1,680.00	
02/09/24	1030		TOWN & COUNTRY INS		1,541.00	
			Totals for 02/29/24		<u>13,457.50</u>	13,457.50
			Totals for 5090		<u>13,457.50</u>	<u>13,457.50</u>
5120 SUPPLIES				206.92		
			Totals for 5120		<u>0.00</u>	<u>206.92</u>
5130 POSTAGE				73.01		
			Totals for 5130		<u>0.00</u>	<u>73.01</u>
5135 POSTAGE - NEWSLETTER				0.00		
02/05/24	1026		USPS		204.00	
			Totals for 02/29/24		<u>204.00</u>	204.00
			Totals for 5135		<u>204.00</u>	<u>204.00</u>
5136 PRINTING				0.00		
02/22/24	1033		JOANNS PRINTING		167.75	
			Totals for 02/29/24		<u>167.75</u>	167.75
			Totals for 5136		<u>167.75</u>	<u>167.75</u>
5150 SHOP REPAIRS				61.55		
			Totals for 5150		<u>0.00</u>	<u>61.55</u>
5163 SUPPLIES - BATHHOUSE				47.76		
			Totals for 5163		<u>0.00</u>	<u>47.76</u>
5180 TAXES - REAL EST & PP				1,005.25		
			Totals for 5180		<u>0.00</u>	<u>1,005.25</u>
5190 PAYROLL TAX EXPENSE				107.10		
			Totals for 5190		<u>0.00</u>	<u>107.10</u>
5205 TRASH				1,425.00		
02/05/24	40.1		OZARK DISPOSAL		475.00	
			Totals for 02/29/24		<u>475.00</u>	1,900.00
			Totals for 5205		<u>475.00</u>	<u>1,900.00</u>
5206 ELECTRICITY - POOL				141.92		
02/12/24	40.2		CO MO ELECTRIC		47.76	
			Totals for 02/29/24		<u>47.76</u>	189.68
			Totals for 5206		<u>47.76</u>	<u>189.68</u>
5208 SECURITY GATE - ELECTRIC				236.16		
02/12/24	40.2		CO MO ELECTRIC		89.39	
			Totals for 02/29/24		<u>89.39</u>	325.55
			Totals for 5208		<u>89.39</u>	<u>325.55</u>
5213 ELECTRICITY - BATH				249.65		
02/12/24	40.2		CO MO ELECTRIC		47.76	
			Totals for 02/29/24		<u>47.76</u>	297.41

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General Ledger - Period Subtotals

February 1, 2024 - February 29, 2024

Date	Reference	Journal	Description	Beginning Balance	Current Amount	Period End Balance
			Totals for 5213		<u>47.76</u>	<u>297.41</u>
5215	WEB SERVICES			0.00		
02/22/24	1032		GARY LILES		<u>396.00</u>	
			Totals for 02/29/24		<u>396.00</u>	396.00
			Totals for 5215		<u>396.00</u>	<u>396.00</u>
			Report Total			<u>0.00</u>

Net Profit/(Loss)

Current Period	<u>(9,382.43)</u>
Year-to-Date	<u>12,343.53</u>

Distribution count = 34