

TIMBERTON VILLAGE HOA
Financial Report
October 2025

| | Oct 25 | Budget | Jul - Oct 25 | YTD Budget | Annual Budget |
|---------------------------------|------------------|------------------|------------------|------------------|------------------|
| Ordinary Income/Expense | | | | | |
| Income | | | | | |
| Dues | 0.00 | 0.00 | 15,014.70 | 15,015.00 | 30,030.00 |
| Interest Fees Collected | 0.00 | 0.00 | 0.00 | 0.00 | 0.00 |
| Interest from Savings | 442.57 | 216.67 | 988.42 | 866.64 | 2,600.00 |
| Late Charges Collected | 0.00 | 0.00 | 40.00 | 0.00 | 0.00 |
| Total Income | 442.57 | 216.67 | 16,043.12 | 15,881.64 | 32,630.00 |
| Expense | | | | | |
| Accounting | 200.00 | 200.00 | 1,300.00 | 1,100.00 | 2,700.00 |
| Board Training | 0.00 | 0.00 | 0.00 | 0.00 | 0.00 |
| Electrical | 58.32 | 55.00 | 231.72 | 220.00 | 660.00 |
| Emergency Preparedness | 0.00 | 0.00 | 0.00 | 0.00 | 0.00 |
| Grounds Maintenance | 1,908.40 | 1,417.00 | 6,552.52 | 7,085.00 | 18,421.00 |
| Insurance Expense | 0.00 | 0.00 | 2,210.00 | 2,150.00 | 4,300.00 |
| Meals and Entertainment | 0.00 | 0.00 | 0.00 | 0.00 | 0.00 |
| Miscellaneous | 0.00 | 0.00 | 143.27 | 0.00 | 160.00 |
| Office & Postage | 105.57 | 110.00 | 592.37 | 280.00 | 500.00 |
| Ponds & Access Road Maintenance | 0.00 | 146.67 | 1,670.76 | 586.64 | 1,760.00 |
| Reserve Study | 0.00 | 0.00 | 0.00 | 0.00 | 0.00 |
| Social | 79.99 | 0.00 | 79.99 | 0.00 | 300.00 |
| Taxes/Licenses/Fees/Permits | 20.00 | 20.00 | 1,066.00 | 405.00 | 485.00 |
| VMC, Land & Capital Improv * | 513.52 | 125.83 | 898.14 | 2,843.36 | 3,850.00 |
| Website | 0.00 | 0.00 | 0.00 | 0.00 | 0.00 |
| Total Expense | 2,885.80 | 2,074.50 | 14,744.77 | 14,670.00 | 33,136.00 |
| Net Ordinary Income | -2,443.23 | -1,857.83 | 1,298.35 | 1,211.64 | -506.00 |
| Other Income/Expense | | | | | |
| Other Expense | | | | | |
| Change in Value-Edward Jones | 4.73 | 0.00 | -4.77 | 0.00 | 0.00 |
| Total Other Expense | 4.73 | 0.00 | -4.77 | 0.00 | 0.00 |
| Net Other Income | -4.73 | 0.00 | 4.77 | 0.00 | 0.00 |
| Net Income | -2,447.96 | -1,857.83 | 1,303.12 | 1,211.64 | -506.00 |

TIMBERTON VILLAGE HOA
Balance Sheet
As of October 31, 2025

| | Oct 31, 25 |
|---------------------------------------|------------------|
| ASSETS | |
| Current Assets | |
| Checking/Savings | |
| Checking Kitsap Bank #0211 | |
| Checking-Contingencies | 13,577.62 |
| Checking-Operations | 5,045.81 |
| Total Checking Kitsap Bank #0211 | 18,623.43 |
| Edward Jones Accounts | |
| #2358013 Asset Reserve Fund | 42,584.27 |
| #2924613 Uncertainty Reserves | 5,404.31 |
| #2924712 Contingency Fund | 17,044.96 |
| Total Edward Jones Accounts | 65,033.54 |
| Total Checking/Savings | 83,656.97 |
| Total Current Assets | 83,656.97 |
| TOTAL ASSETS | 83,656.97 |
| LIABILITIES & EQUITY | |
| Equity | |
| Accumulated Net Income | 82,353.85 |
| Net Income | 1,303.12 |
| Total Equity | 83,656.97 |
| TOTAL LIABILITIES & EQUITY | 83,656.97 |

TIMBERTON VILLAGE HOA
NOTES TO FINANCIAL REPORT

Note 1: Sept 2025-per board approval, \$2,340 was moved from checking-contingencies to checking-operations to offset unbudgeted expenses to VMC, Land & Capital Improvements. This resulted in a mid-year budget adjustment for this line item to \$3,850 (\$1,510+\$2,340).