Bramble Pointe At Twineagles Residents' Association, Inc.

Balance Sheet as of 10/31/2025

Assets	Operating	Reserve	Total
Assets			
1110 - First Citizens Bank- Oper Acct	$128,326.00		$128,326.00
1140 - First Citizens Bank - Repl Acct		$15,275.99	$15,275.99
1210 - Assessments Receivable	$4,827.12		$4,827.12
1610 - Prepaid Insurance	$999.82		$999.82
1810 - Prepaid Expense	$850.00		$850.00
Total Assets	**$135,002.94**	**$15,275.99**	**$150,278.93**
Total Assets	**$135,002.94**	**$15,275.99**	**$150,278.93**

Liabilities / Equity	Operating	Reserve	Total
Liability			
2210 - Accounts Payable	$2,508.02		$2,508.02
2211 - Accrued Accounts Payable	$72.10		$72.10
2220 - Accounts Payable Other	$225.00		$225.00
2230 - Prepaid Assessments	$1,825.22		$1,825.22
2305 - Deferred Income	$23,889.33		$23,889.33
Total Liability	**$28,519.67**		**$28,519.67**
Contract Liabilities			
3110 - Replacement - General		$15,184.17	$15,184.17
3115 - Replacement - Interest		$68.91	$68.91
Total Contract Liabilities		**$15,253.08**	**$15,253.08**
Fund Balances			
3510 - Prior Period Adjustment	$3,658.00		$3,658.00
3520 - Prior Years Surplus/Deficit	$86,167.08		$86,167.08
3525 - Capital Contributions	$16,286.54		$16,286.54
3599 - Current Year Surplus/(Deficit)	$371.65	$22.91	$394.56
Total Fund Balances	**$106,483.27**	**$22.91**	**$106,506.18**
Total Liabilities / Equity	**$135,002.94**	**$15,275.99**	**$150,278.93**

Bramble Pointe At Twineagles Residents' Association, Inc.

Statement of Revenues and Expenses 10/1/2025 - 10/31/2025

	Current Period			Year To Date			Annual
	Actual	Budget	Variance	Actual	Budget	Variance	Budget
Operating Income							
Revenue							
4110 - Assessments	11,944.67	11,945.00	(.33)	119,446.67	119,447.00	(.33)	143,336.00
4113 - Collection Fees	-	-	-	13,089.22	-	13,089.22	-
4114 - Late Fee Income	141.74	-	141.74	2,018.20	-	2,018.20	-
4160 - Capital Contribution Income	-	-	-	500.00	-	500.00	-
4410 - Interest Income	5.57	-	5.57	48.31	-	48.31	-
Total Revenue	**12,091.98**	**11,945.00**	**146.98**	**135,102.40**	**119,447.00**	**15,655.40**	**143,336.00**
Total Income	**12,091.98**	**11,945.00**	**146.98**	**135,102.40**	**119,447.00**	**15,655.40**	**143,336.00**
Operating Expense							
Administrative							
5120 - Insurance	172.16	163.33	(8.83)	1,728.14	1,633.30	(94.84)	1,960.00
5125 - Accounting Fees	-	-	-	2,295.00	2,239.00	(56.00)	2,239.00
5130 - Legal Fees	-	250.00	250.00	11,881.00	2,500.00	(9,381.00)	3,000.00
5135 - Licenses, Permits & Fees	-	-	-	61.25	62.00	.75	62.00
5140 - Management Fees	660.00	660.00	-	6,600.00	6,600.00	-	7,920.00
5155 - Misc. Contingencies	-	250.00	250.00	1,629.75	2,508.00	878.25	3,008.00
5160 - Office Supply/Postage/Copies	125.00	125.00	-	1,251.62	1,250.00	(1.62)	1,500.00
5170 - Website	-	-	-	1,090.00	1,140.00	50.00	1,140.00
Total Administrative	**957.16**	**1,448.33**	**491.17**	**26,536.76**	**17,932.30**	**(8,604.46)**	**20,829.00**
Landscaping							
6010 - Landscape Contract	4,620.00	4,620.00	-	46,200.00	46,200.00	-	55,440.00
6020 - Landscape Impr/Remediation	-	615.00	615.00	7,000.00	6,150.00	(850.00)	7,380.00
6025 - Mulch	-	10,900.00	10,900.00	-	10,900.00	10,900.00	10,900.00
6030 - Tree Trimming	-	-	-	10,875.00	8,970.00	(1,905.00)	8,970.00
6050 - Irrigation/Pump Maintenance	1,224.50	750.00	(474.50)	13,804.50	7,500.00	(6,304.50)	9,000.00
Total Landscaping	**5,844.50**	**16,885.00**	**11,040.50**	**77,879.50**	**79,720.00**	**1,840.50**	**91,690.00**
Repair & Maintenance							
6510 - General Maintenance & Supplies	-	-	-	8,712.50	3,697.00	(5,015.50)	3,697.00
Total Repair & Maintenance	**-**	**-**	**-**	**8,712.50**	**3,697.00**	**(5,015.50)**	**3,697.00**
Utilities							
7050 - Water/Sewer	2,508.02	2,260.00	(248.02)	21,601.99	22,600.00	998.01	27,120.00
Total Utilities	**2,508.02**	**2,260.00**	**(248.02)**	**21,601.99**	**22,600.00**	**998.01**	**27,120.00**
Total Expense	**9,309.68**	**20,593.33**	**11,283.65**	**134,730.75**	**123,949.30**	**(10,781.45)**	**143,336.00**
Operating Net Total	**2,782.30**	**(8,648.33)**	**11,430.63**	**371.65**	**(4,502.30)**	**4,873.95**	**-**

Bramble Pointe At Twineagles Residents' Association, Inc.

Statement of Revenues and Expenses 10/1/2025 - 10/31/2025

	Current Period			Year To Date			Annual
	Actual	Budget	Variance	Actual	Budget	Variance	Budget
Reserve Income							
Revenue							
4590 - Replacement - Interest	1.95	-	1.95	22.91	-	22.91	-
Total Revenue	**1.95**	**-**	**1.95**	**22.91**	**-**	**22.91**	**-**
Total Income	**1.95**	**-**	**1.95**	**22.91**	**-**	**22.91**	**-**
Reserve Net Total	**1.95**	**-**	**1.95**	**22.91**	**-**	**22.91**	**-**
Net Total	**2,784.25**	**(8,648.33)**	**11,432.58**	**394.56**	**(4,502.30)**	**4,896.86**	**-**