



Financials Prepared by Beacon Residential Management

Majestic Oaks HOA

02/28/2026

Majestic Oaks HOA

Balance Sheet For 2/28/2026

Assets

1001 - Operating	\$210,105.83
1002 - Reserve	\$398,851.61

Total Assets

	<u>\$608,957.44</u>
Total Assets	<u><u>\$608,957.44</u></u>

Liabilities

2001 - Accounts Payable	\$233.27
2200 - Prepaid Assessments	\$5,405.58

Total Liabilities

\$5,638.85

Members Equity

3510 - Operating Fund - Prior Year	\$18,778.26
3511 - Equity Adjustments - Prior Periods	\$69.82
3513 - Repair & Replacement Reserve - Prior Years	\$425,463.47
3520 - Net Income	\$159,007.04

Total Members Equity

	<u>\$603,318.59</u>
Total Liabilities / Equity	<u><u>\$608,957.44</u></u>

Majestic Oaks HOA

Statement of Revenues and Expenses 2/1/2026 - 2/28/2026

	Current Period			Year To Date			Annual Budget
	Actual	Budget	Variance	Actual	Budget	Variance	
Operating Income							
INCOME							
4001 - Residential Assessments	31,611.06	16,995.00	14,616.06	169,988.05	33,990.00	135,998.05	203,940.00
4004 - Collection Processing Fees	5.71	-	5.71	985.37	-	985.37	-
4015 - Late Fees & Interest	141.29	208.33	(67.04)	332.86	416.66	(83.80)	2,500.00
4016 - Mowing Fees	-	-	-	310.00	-	310.00	-
4101 - Interest Earned	7.81	-	7.81	13.66	-	13.66	-
4110 - HO NSF Fees	25.00	-	25.00	25.00	-	25.00	-
4218 - Pool Fees	-	-	-	75.00	-	75.00	-
4302 - Legal Reimbursements	-	-	-	1,508.28	-	1,508.28	-
4304 - Certified Letter fee	70.00	-	70.00	330.34	-	330.34	-
4306 - Insurance Reimbursement	-	-	-	9,266.00	-	9,266.00	-
4999 - Contribution from Reserves	-	-	-	-	2,097.00	(2,097.00)	2,097.00
Total INCOME	31,860.87	17,203.33	14,657.54	182,834.56	36,503.66	146,330.90	208,537.00
Total Income	31,860.87	17,203.33	14,657.54	182,834.56	36,503.66	146,330.90	208,537.00

Operating Expense

ADMINISTRATIVE

5001 - General Administrative	5,369.86	41.67	(5,328.19)	5,490.86	83.34	(5,407.52)	500.00
5002 - Invoice & Coupon Expenses	606.00	916.67	310.67	606.00	1,833.34	1,227.34	11,000.00
5003 - Records Storage	-	375.00	375.00	-	750.00	750.00	4,500.00
5005 - Printing & Copying	54.30	291.67	237.37	54.30	583.34	529.04	3,500.00
5010 - Postage	617.76	466.67	(151.09)	661.44	933.34	271.90	5,600.00
5011 - Application/Processing	-	20.83	20.83	-	41.66	41.66	250.00
5013 - Bad Debt	-	333.33	333.33	-	666.66	666.66	4,000.00
5041 - Other Administrative Services	-	12.50	12.50	20.00	25.00	5.00	150.00
5116 - Decorations	-	16.67	16.67	-	33.34	33.34	200.00
5130 - Meeting Expenses	-	16.67	16.67	-	33.34	33.34	200.00
5175 - Office Supplies	-	33.33	33.33	-	66.66	66.66	400.00
5225 - Community Events	-	166.67	166.67	-	333.34	333.34	2,000.00
5250 - Website Maintenance	-	58.33	58.33	-	116.66	116.66	700.00
Total ADMINISTRATIVE	6,647.92	2,750.01	(3,897.91)	6,832.60	5,500.02	(1,332.58)	33,000.00

PROFESSIONAL SERVICES

5120 - Audit & Tax Services	-	29.17	29.17	-	58.34	58.34	350.00
5121 - Bank Fees	10.00	-	(10.00)	10.00	-	(10.00)	-
5500 - Legal Services	-	166.67	166.67	166.25	333.34	167.09	2,000.00
5550 - Legal Expense Collect-DRV	-	333.33	333.33	108.76	666.66	557.90	4,000.00
6025 - Management Contract	1,095.00	1,095.00	-	2,190.00	2,190.00	-	13,140.00
Total PROFESSIONAL SERVICES	1,105.00	1,624.17	519.17	2,475.01	3,248.34	773.33	19,490.00

TAXES & INSURANCE

5207 - Property/Real Estate Tax	-	20.83	20.83	-	41.66	41.66	250.00
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Majestic Oaks HOA

Statement of Revenues and Expenses 2/1/2026 - 2/28/2026

	Current Period			Year To Date			Annual Budget
	Actual	Budget	Variance	Actual	Budget	Variance	
Operating Expense							
5220 - Insurance Premiums	-	1,238.75	1,238.75	3,347.00	2,477.50	(869.50)	14,865.00
Total TAXES & INSURANCE	-	1,259.58	1,259.58	3,347.00	2,519.16	(827.84)	15,115.00
UTILITIES							
5901 - Water/Sewer	-	1,321.67	1,321.67	-	2,643.34	2,643.34	15,860.00
5916 - Electric Service	2,282.89	1,487.67	(795.22)	4,704.56	2,975.34	(1,729.22)	17,852.00
5920 - Internet Service	233.27	100.00	(133.27)	466.54	200.00	(266.54)	1,200.00
5960 - Telephone	-	166.67	166.67	378.88	333.34	(45.54)	2,000.00
Total UTILITIES	2,516.16	3,076.01	559.85	5,549.98	6,152.02	602.04	36,912.00
LANDSCAPING							
6001 - Grounds & Landscaping - Contract	1,740.12	2,060.00	319.88	3,480.24	4,120.00	639.76	24,720.00
6102 - Landscape Other	-	250.00	250.00	-	500.00	500.00	3,000.00
6201 - Irrigation System Repairs	138.82	250.00	111.18	138.82	500.00	361.18	3,000.00
6407 - Tree Maintenance	-	416.67	416.67	-	833.34	833.34	5,000.00
6909 - Force Mows	-	25.00	25.00	-	50.00	50.00	300.00
Total LANDSCAPING	1,878.94	3,001.67	1,122.73	3,619.06	6,003.34	2,384.28	36,020.00
CONTRACTS							
6018 - Pool Management Contract	850.00	3,666.67	2,816.67	1,700.00	7,333.34	5,633.34	44,000.00
6026 - Safety & Security	-	291.67	291.67	-	583.34	583.34	3,500.00
Total CONTRACTS	850.00	3,958.34	3,108.34	1,700.00	7,916.68	6,216.68	47,500.00
REPAIR & MAINTENANCE							
6105 - Playground Repair & Maintenance	-	250.00	250.00	-	500.00	500.00	3,000.00
6136 - Electrical Supplies/Repair & Maintenance	-	41.67	41.67	-	83.34	83.34	500.00
6220 - Pool Supplies/Repair & Maintenance	-	666.67	666.67	-	1,333.34	1,333.34	8,000.00
6360 - General Repair & Maintenance	310.00	250.00	(60.00)	465.00	500.00	35.00	3,000.00
6370 - Gate & Monument Repair & Maintenance	-	208.33	208.33	-	416.66	416.66	2,500.00
6455 - Building Repair & Maintenance	-	250.00	250.00	-	500.00	500.00	3,000.00
6908 - Signage Repair & Maintenance	-	41.67	41.67	-	83.34	83.34	500.00
Total REPAIR & MAINTENANCE	310.00	1,708.34	1,398.34	465.00	3,416.68	2,951.68	20,500.00
Total Expense	13,308.02	17,378.12	4,070.10	23,988.65	34,756.24	10,767.59	208,537.00
Operating Net Total	18,552.85	(174.79)	18,727.64	158,845.91	1,747.42	157,098.49	-

Majestic Oaks HOA

Statement of Revenues and Expenses 2/1/2026 - 2/28/2026

	Current Period			Year To Date			Annual Budget
	Actual	Budget	Variance	Actual	Budget	Variance	
Reserve Income							
INCOME							
4101 - Interest Earned	76.48	-	76.48	161.13	-	161.13	-
Total INCOME	76.48	-	76.48	161.13	-	161.13	-
Total Income	76.48	-	76.48	161.13	-	161.13	-
Reserve Net Total	76.48	-	76.48	161.13	-	161.13	-
Net Total	18,629.33	(174.79)	18,804.12	159,007.04	1,747.42	157,259.62	-