DESERT SHADOWS RV RESORT
STATEMENT OF REVENUE AND EXPENSES
For the PERIOD JANUARY 1 THROUGH FEBRUARY 28, 2026

| Revenue | Actual | Budget | Variance |
|---|---|---|---|
| HOA Assessments | $ 418,600 | $ 418,600 | $ - |
| HOA Other Revenue | 8,223 | 15,588 | (7,365) |
| Website income | 970 | 1,150 | (180) |
| Activities Income | 24,230 | 24,230 | - |
| Lot Sales Commission Revenue | 600 | 1,500 | (900) |
| Total Revenue | 452,623 | 461,068 | (8,445) |
| | | | - |
| Operating Expenses | | | |
| Administrative Expenses: | 43,457 | 55,742 | 12,285 |
| | | | |
| Personnel Expenses: | | | |
| Wages | 95,231 | 96,198 | 967 |
| Payroll Taxes/Heath Ins. | 28,830 | 27,163 | (1,667) |
| Total Personnel Expenses | 124,061 | 123,361 | (700) |
| | | | |
| Utilities: | | | |
| Electricity | 16,723 | 16,900 | 177 |
| Gas | 29,295 | 27,808 | (1,487) |
| Water / Sewer | 24,360 | 29,366 | 5,006 |
| Telephone | 1,085 | 1,200 | 115 |
| Cell Phones | 455 | 425 | (30) |
| Cable TV | 32,802 | 33,755 | 953 |
| Refuse Disposal | 12,629 | 20,000 | 7,371 |
| WiFi | 1,173 | 1,000 | (173) |
| Total Utilities | 118,522 | 130,454 | 11,932 |
| | | | |
| Landscape Maintenance: | 62,464 | 59,770 | (2,694) |
| | | | |
| Pools, Spas and Ponds Maintenance: | 10,207 | 10,408 | 201 |
| Activities Expense | 16,170 | 16,170 | - |
| Common Area Repairs & Maintenance: | 9,538 | 8,600 | (938) |
| Total Operating Expenses | 384,419 | 404,505 | 20,086 |
| Depreciation Expense | - | - | - |
| Reserve Fund Allocations | 52,000 | 52,000 | - |
| | | | |
| Excess Revenue (Expenses) | $ 16,204 | $ 4,563 | $ 11,641 |

DESERT SHADOWS RV RESORT
BALANCE SHEET
FEBRUARY 28, 2026

| | | |
|---|---|---|
| **ASSETS** | | |
| Operating Assets (current assets) | | $ 150,145 |
| Cash in Bank and Petty cash Activities | | 9,815 |
| Replacement Reserve | | |
| Pacific Western Checking | 191,917 | |
| Pacific Western C/D's | 846,794 | |
| Due From Operating | - | |
| Total Replacement Reserve Assets | | 1,038,711 |
| Fixed Assets Activities Net of Depr. | | 0 |
| Property & Equipment (Net of Depr.) | | 3,729 |
| Total Assets | | $ 1,202,400 |
| **LIABILITIES & FUND BALANCES** | | |
| Current Liabilities | | $ 185,295 |
| Replacement Reserve Fund Balance | | 1,038,711 |
| Accounts payable activites | | $0 |
| Fund Balances | | |
| Accumlated RE-Actvities | 1,755 | |
| Retained Earnings-Current year Act | 8,060 | |
| Total Activites Fund Balances | | 9,815 |
| Accumlated RE - Operating | (39,565) | |
| Retained Earnings - Current Year | 8,144 | |
| Total Operating Fund Balances | | (31,421) |
| Total Liabilities and Fund Balances | | $ 1,202,400 |

DESERT SHADOWS RV RESORT
REPLACEMENT RESERVE
FEBRUARY 28, 2026

| | | |
|---|---|---|
| Beginning Balance January 1, 2026 | | $ 1,005,050 |
| Plus: Allocations Year-to-Date | $ 52,000 | |
| Insurance repayment | - | |
| Interest | 214 | |
| Total Increase Year-to-Date | | $ 52,214 |
| Less Spending For: | | |
| Landscaping | 1,090 | |
| Security | 501 | |
| Common Area | 1,500 | |
| Insurance | - | |
| HOA Bldg | 2,403 | |
| Painting | - | |
| Maintenance Garage | - | |
| Our Gang Clubhouse | 0 | |
| Pools & Spas | 10,104 | |
| Satellite A Heating & Air | 0 | |
| Satellite B | 2,048 | |
| Satelite C | 0 | |
| Streets | 0 | |
| Tennis Courts | 0 | |
| San Jacinto Building | 0 | |
| Fitness Equipment | 0 | |
| Roofing | 907 | |
| Reserve-Contingency | - | |
| Total Spent Year-to-Date | 18,553 | $18,553 |
| Balance FEBRUARY 28, 2026 | | $ 1,038,711 |