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DESERT SHADOWS RV RESORT
STATEMENT OF REVENUE AND EXPENSES
For the PERIOD JANUARY 1 THROUGH APRIL 30, 2026

Revenue	Actual	Budget	Variance
HOA Assessments	$ 837,200	$ 837,200	$ -
HOA Other Revenue	9,993	15,839	(5,846)
Website income	1,250	1,550	(300)
Activities Income	-	-	-
Lot Sales Commission Revenue	600	2,400	(1,800)
Total Revenue	849,043	856,989	(7,946)
			-
Operating Expenses			
Administrative Expenses:	88,778	102,639	13,861
Personnel Expenses:			
Wages	191,358	192,396	1,038
Payroll Taxes/Heath Ins.	55,987	53,965	(2,022)
Total Personnel Expenses	247,345	246,361	(984)
Utilities:			
Electricity	35,745	33,253	(2,492)
Gas	49,982	56,044	6,062
Water / Sewer	46,992	48,458	1,466
Telephone	2,322	2,750	428
Cell Phones	908	1,025	117
Cable TV	65,579	66,265	686
Refuse Disposal	30,943	39,628	8,685
WiFi	2,269	2,000	(269)
Total Utilities	234,740	249,423	14,683
Landscape Maintenance:	122,932	120,290	(2,642)
Pools, Spas and Ponds Maintenance:	21,892	20,816	(1,076)
Activities Expense	-	-	-
Common Area Repairs & Maintenance:	22,376	17,508	(4,868)
Total Operating Expenses	738,063	757,037	18,974
Depreciation Expense	-	-	-
Reserve Fund Allocations	104,000	104,000	-
Excess Revenue (Expenses)	$ 6,980	$ (4,048)	$ 11,028

DESERT SHADOWS RV RESORT
BALANCE SHEET
APRIL 30, 2026

ASSETS		
Operating Assets (current assets)		$ 149,866
Cash in Bank and Petty cash Activities		-
Replacement Reserve		
Pacific Western Checking	201,769	
Pacific Western C/D's	846,794	
Due From Operating	-	
Total Replacement Reserve Assets		1,048,563
Fixed Assets Activities Net of Depr.		0
Property & Equipment (Net of Depr.)		3,729
Total Assets		$ 1,202,158
LIABILITIES & FUND BALANCES		
Current Liabilities		$ 186,180
Replacement Reserve Fund Balance		1,048,563
Accounts payable activites		$0
Fund Balances		
Accumlated RE-Actvities	-	
Retained Earnings-Current year Act	-	
Total Activites Fund Balances		0
Accumlated RE - Operating	(39,565)	
Retained Earnings - Current Year	6,980	
Total Operating Fund Balances		(32,585)
Total Liabilities and Fund Balances		$ 1,202,158

DESERT SHADOWS RV RESORT
REPLACEMENT RESERVE
APRIL 30, 2026

Beginning Balance January 1, 2026		$ 1,005,050
Plus: Allocations Year-to-Date	$ 104,000	
Insurance repayment	-	
Interest	471	
Total Increase Year-to-Date		$ 104,471
Less Spending For:		
Landscaping	6,657	
Security	2,903	
Common Area	3,328	
Insurance	-	
HOA Bldg	2,403	
Painting	437	
Maintenance Garage	-	
Our Gang Clubhouse	21,380	
Pools & Spas	19,796	
Satellite A Heating & Air	0	
Satellite B	2,048	
Satelite C	0	
Streets	0	
Tennis Courts	466	
San Jacinto Building	628	
Fitness Equipment	0	
Roofing	907	
Reserve-Contingency	-	
Total Spent Year-to-Date	60,953	$60,953
Balance APRIL 30, 2026		$ 1,048,568