

FOXWOOD AT PANTHER RIDGE HOA, INC.
FINANCIAL REPORTS
November 30, 2025

TABLE OF CONTENTS:

BALANCE SHEET

STATEMENTS OF REVENUE AND EXPENSE
COMPARISON OF ACTUAL TO BUDGET

RESERVE SCHEDULE

Prepared By: Sunstate Association Management Group, Inc.

Foxwood at Panther Ridge Homeowners' Association, Inc.

Balance Sheet as of 11/30/2025

| Assets | Operating | Reserve | Total |
|---|--------------------|---------------------|---------------------|
| Assets | | | |
| 1017 - Truist OP 0788 | \$46,904.06 | | \$46,904.06 |
| 1027 - Truist RES 0796 | | \$278,979.71 | \$278,979.71 |
| 1031 - Centennial CD2296 6/22/26 3.25% | | \$28,054.63 | \$28,054.63 |
| 1100 - Accounts Receivable | \$1,711.95 | | \$1,711.95 |
| 1220 - Allowance for Bad Debt | (\$11,322.31) | | (\$11,322.31) |
| 1310 - Prepaid Insurance | \$1,272.30 | | \$1,272.30 |
| Total Assets | \$38,566.00 | \$307,034.34 | \$345,600.34 |
| Total Assets | \$38,566.00 | \$307,034.34 | \$345,600.34 |
| Liabilities / Equity | | | |
| Liabilities | | | |
| 3010 - Accounts Payable | \$4,656.42 | | \$4,656.42 |
| 3030 - Deferred Maintenance Fees | \$9,436.17 | | \$9,436.17 |
| 3035 - Prepaid Maintenance Fees | \$1,804.25 | | \$1,804.25 |
| 3175 - Eminent Domain Reserve | | \$281,915.00 | \$281,915.00 |
| 3178 - Park / Common Area Reserve | | \$6,671.57 | \$6,671.57 |
| 3181 - Trail / Bridge Repair Reserve | | (\$19,829.25) | (\$19,829.25) |
| 3187 - Property Restoration Reserve | | (\$11,850.00) | (\$11,850.00) |
| 3188 - Playground Equipment Reserve | | \$10,125.00 | \$10,125.00 |
| 3189 - Irrigation Pump Reserve | | \$5,000.00 | \$5,000.00 |
| 3190 - Ent Walls/Lights/Islands Reserve | | \$12,000.00 | \$12,000.00 |
| 3191 - Park Parking Lot Reserve | | \$8,000.00 | \$8,000.00 |
| 3192 - Park Pavillion Reserve | | \$5,947.00 | \$5,947.00 |
| 3193 - Capital Items Reserve | | \$9,055.02 | \$9,055.02 |
| Total Liabilities | \$15,896.84 | \$307,034.34 | \$322,931.18 |
| Equity | | | |
| 3990 - Operating Fund Balance | \$20,269.87 | | \$20,269.87 |
| 3999 - Net Income | \$2,399.29 | | \$2,399.29 |
| Total Equity | \$22,669.16 | | \$22,669.16 |
| Total Liabilities / Equity | \$38,566.00 | \$307,034.34 | \$345,600.34 |

Foxwood at Panther Ridge Homeowners' Association, Inc.

Statement of Revenues and Expenses 11/1/2025 - 11/30/2025

| | Current Period | | | Year To Date | | | Annual Budget |
|--|------------------|-----------------|-------------------|-------------------|-------------------|-------------------|-------------------|
| | Actual | Budget | Variance | Actual | Budget | Variance | |
| Operating Income | | | | | | | |
| Income | | | | | | | |
| 5010 - Maintenance Fees | 9,436.17 | 9,436.17 | - | 103,797.83 | 103,797.83 | - | 113,234.00 |
| 5015 - Reserve Fees | - | - | - | 7,166.00 | 7,166.00 | - | 7,166.00 |
| 5020 - Late Charges | - | - | - | 913.02 | - | 913.02 | - |
| 5025 - Bldg Review Bd Fees | - | - | - | 300.00 | - | 300.00 | - |
| 5030 - Interest Income | .42 | - | .42 | 6.41 | - | 6.41 | - |
| 5035 - Reserve Interest | 752.81 | - | 752.81 | 9,055.02 | - | 9,055.02 | - |
| Total Income | 10,189.40 | 9,436.17 | 753.23 | 121,238.28 | 110,963.83 | 10,274.45 | 120,400.00 |
| Total Income | 10,189.40 | 9,436.17 | 753.23 | 121,238.28 | 110,963.83 | 10,274.45 | 120,400.00 |
| Operating Expense | | | | | | | |
| Administrative | | | | | | | |
| 7110 - Property Management Fees | 1,000.00 | 1,000.00 | - | 11,000.00 | 11,000.00 | - | 12,000.00 |
| 7115 - Postage | 13.32 | 16.67 | 3.35 | 202.97 | 183.37 | (19.60) | 200.00 |
| 7120 - Copies/Printing/Supplies | 277.50 | 333.33 | 55.83 | 3,575.93 | 3,666.63 | 90.70 | 4,000.00 |
| 7125 - Accounting/Auditing | 50.00 | - | (50.00) | 575.00 | - | (575.00) | - |
| 7130 - Social Committee | - | 41.67 | 41.67 | 865.01 | 458.37 | (406.64) | 500.00 |
| 7135 - Legal Services | 2,010.00 | 375.00 | (1,635.00) | 8,026.01 | 4,125.00 | (3,901.01) | 4,500.00 |
| 7140 - Insurance Property/Gen Lia | 636.15 | 625.00 | (11.15) | 6,973.28 | 6,875.00 | (98.28) | 7,500.00 |
| 7145 - Taxes/Dues/Fees | - | 36.25 | 36.25 | 4,623.00 | 398.75 | (4,224.25) | 435.00 |
| 7155 - Annual Corporate Report | - | 10.42 | 10.42 | 147.00 | 114.62 | (32.38) | 125.00 |
| Total Administrative | 3,986.97 | 2,438.34 | (1,548.63) | 35,988.20 | 26,821.74 | (9,166.46) | 29,260.00 |
| Grounds | | | | | | | |
| 7210 - Contracted Lawn Service | 4,584.00 | 4,166.67 | (417.33) | 50,424.00 | 45,833.33 | (4,590.67) | 50,000.00 |
| 7215 - Landscape Misc / Mulch | - | 150.00 | 150.00 | - | 1,650.00 | 1,650.00 | 1,800.00 |
| 7220 - Berm / Entry Maintenance | - | 41.67 | 41.67 | - | 458.33 | 458.33 | 500.00 |
| 7225 - Beautification | - | 416.67 | 416.67 | 2,475.00 | 4,583.37 | 2,108.37 | 5,000.00 |
| 7230 - Irrigation Repairs | - | 41.67 | 41.67 | - | 458.33 | 458.33 | 500.00 |
| 7235 - Walkover/Trail Maintenance | - | 1,666.67 | 1,666.67 | 7,750.00 | 18,333.33 | 10,583.33 | 20,000.00 |
| 7240 - Pest Control | - | 25.00 | 25.00 | 1,124.26 | 275.00 | (849.26) | 300.00 |
| Total Grounds | 4,584.00 | 6,508.35 | 1,924.35 | 61,773.26 | 71,591.69 | 9,818.43 | 78,100.00 |
| Repairs & Maintenance | | | | | | | |
| 7310 - General Maintenance | 532.50 | 250.00 | (282.50) | 3,747.89 | 2,750.00 | (997.89) | 3,000.00 |
| Total Repairs & Maintenance | 532.50 | 250.00 | (282.50) | 3,747.89 | 2,750.00 | (997.89) | 3,000.00 |
| Utilities | | | | | | | |
| 7910 - Electric | 38.00 | 165.33 | 127.33 | 418.00 | 1,818.63 | 1,400.63 | 1,984.00 |
| 7930 - Trash Removal | 34.42 | 74.17 | 39.75 | 690.62 | 815.87 | 125.25 | 890.00 |
| Total Utilities | 72.42 | 239.50 | 167.08 | 1,108.62 | 2,634.50 | 1,525.88 | 2,874.00 |
| Other | | | | | | | |

Foxwood at Panther Ridge Homeowners' Association, Inc.

Statement of Revenues and Expenses 11/1/2025 - 11/30/2025

| | Current Period | | | Year To Date | | | Annual Budget |
|------------------------------------|-----------------|-----------------|-----------------|-------------------|-------------------|-------------------|-------------------|
| | Actual | Budget | Variance | Actual | Budget | Variance | |
| Operating Expense | | | | | | | |
| 9005 - Reserve Allocation | - | - | - | 7,166.00 | 7,166.00 | - | 7,166.00 |
| 9010 - Reserve Interest Allocation | 752.81 | - | (752.81) | 9,055.02 | - | (9,055.02) | - |
| Total Other | 752.81 | - | (752.81) | 16,221.02 | 7,166.00 | (9,055.02) | 7,166.00 |
| Total Expense | 9,928.70 | 9,436.19 | (492.51) | 118,838.99 | 110,963.93 | (7,875.06) | 120,400.00 |
| Operating Net Total | 260.70 | (.02) | 260.72 | 2,399.29 | (.10) | 2,399.39 | - |
| Net Total | 260.70 | (.02) | 260.72 | 2,399.29 | (.10) | 2,399.39 | - |

Foxwood at Panther Ridge HOA, Inc.
Reserve Schedule
November 30, 2025

| | Balance 1/1/25 | YTD Contributions | YTD Expense | YTD Allocation | YTD Interest | Current Balance |
|--------------------------------|----------------------|--------------------|-------------|----------------|--------------------|----------------------|
| 3175 · Eminent Domain | \$ 281,915.00 | \$ - | \$ - | \$ - | \$ - | \$ 281,915.00 |
| 3178 · Park / Common Area | 5,005.57 | 1,666.00 | - | - | - | 6,671.57 |
| 3181 · Trail Repair | (32,250.00) | 2,333.00 | - | 10,087.75 | - | (19,829.25) |
| 3187 · Property Restoration | (12,850.00) | 1,000.00 | - | - | - | (11,850.00) |
| 3188 · Playground Equipment | 9,605.00 | 520.00 | - | - | - | 10,125.00 |
| 3189 · Irrigation Pump | 5,000.00 | - | - | - | - | 5,000.00 |
| 3190 · Ent Walls/Lights/Island | 12,000.00 | - | - | - | - | 12,000.00 |
| 3191 · Park Parking Lot | 7,000.00 | 1,000.00 | - | - | - | 8,000.00 |
| 3192 · Park Pavillion | 5,300.00 | 647.00 | - | - | - | 5,947.00 |
| 3193 · Capital items | 10,087.75 | - | - | (10,087.75) | 9,055.02 | 9,055.02 |
| | \$ 290,813.32 | \$ 7,166.00 | \$ - | \$ - | \$ 1,971.50 | \$ 307,034.34 |

Expenses

3175 Eminent Domain

TOTAL **\$ -**

Allocations

01/01/25 - Per 2025 budget, move interest to #3181 \$ 10,087.75

TOTAL **\$ 10,087.75**

3178 Park / Common Area

TOTAL **\$ -**

3181 Trail Repair

TOTAL **\$ -**

3187 Property Restoration

TOTAL **\$ -**

3188 Playground Equipment

TOTAL **\$ -**
