CAMBRIDGE VILLAGE ASSOCIATION INC.
Balance Sheet
As of November 30, 2025

		Nov 30, 25
ASSETS		
Current Assets		
Checking/Savings		
Cash - Capital Improvements		
Seacoast-CDARS 3.50% 4/23/26	51,653.28	
Seacoast -CDARS 3.90% 1/15/26	52,872.28	
Seacoast Bank - Capital Improve	146,167.41	
Total Cash - Capital Improvements		250,692.97
Cash - Operating		
Seacoast-CDARS 3.50% 4/23/26	52,818.33	
Seacoast Bank-3.25% CD 6/ 1/26	54,785.23	
Seacoast Bank - Oper Acct	30,706.71	
Total Cash - Operating		138,310.27
Total Checking/Savings		389,003.24
Accounts Receivable		
Accounts Receivable		-5,420.92
Total Accounts Receivable		-5,420.92
Total Current Assets		383,582.32
TOTAL ASSETS		**383,582.32**
LIABILITIES & EQUITY		
Liabilities		
Current Liabilities		
Other Current Liabilities		
Deferred Cable Rebate		40,044.67
Fund Balance - Reserve		
Beginning Reserve Balance	170,745.02	
Painting	-33,590.00	
Reserve Interest	6,384.82	
Reserve Monthly Additions	67,153.13	
Total Fund Balance - Reserve		210,692.97
Total Other Current Liabilities		250,737.64
Total Current Liabilities		250,737.64
Total Liabilities		250,737.64
Equity		
Retained Earnings		96,740.67
Net Income		36,104.01
Total Equity		132,844.68
TOTAL LIABILITIES & EQUITY		383,582.32

CAMBRIDGE VILLAGE ASSOCIATION INC.
Profit & Loss YTD Comparison
November 2025

	Nov 25	Jan - Nov 25
Income		
Interest Income	292.98	3,711.65
Late Fee Income	25.00	480.00
Maintenance Fee - Income	45,645.17	502,096.87
Maintenance Fee - Reserves	6,104.83	67,153.13
Other Income	0.00	4,305.00
Screening Fees Income	250.00	2,875.00
Total Income	52,317.98	580,621.65
Gross Profit	52,317.98	580,621.65
Expense		
1 OPERATING EXPENSES		
1851 Accounting	500.00	5,750.00
1852 Review/Audit CPA	0.00	6,250.00
1860 Bank Charges - Operating	175.00	1,903.00
1890 Contingency	0.00	340.00
1904 Insurance Expense	0.00	13,296.43
1911 Tax-Bureau of Condos	0.00	981.25
1913 Legal, Professional Fees	0.00	660.00
1918 Office Expense	1,175.43	3,739.17
1919 Clubhouse Janitorial Svc	400.00	2,350.00
1936 Clubhouse & Shuffleboard	429.03	1,470.90
1942 Social Events	0.00	346.01
1950 Screening Fees Expense	125.00	695.00
Total 1 OPERATING EXPENSES	2,804.46	37,781.76
2 BUILDING MAINTENANCE		
1920 Driveways	168.10	168.10
1930 Building Maintenance	0.00	1,447.09
Total 2 BUILDING MAINTENANCE	168.10	1,615.19
3 GROUNDS		
1923 Lawn Insecticide Perimeter	2,680.86	15,593.62
1927 Legendary Lawn	4,003.82	21,416.15
1932 Pool Heat/Supplies/Jeff	655.05	8,939.43
1934 Grounds Maint Contract	17,672.00	194,392.00
1935 Grounds Maint Materials	800.00	11,803.55
1937 Lake Maintenance	190.00	2,090.00
Total 3 GROUNDS	26,001.73	254,234.75
4 UTILITIES		
1941 Telephone	109.97	1,229.67
1943 Yard Lights/Silo Parts	0.00	2,979.08
1945 Cable	10,415.67	114,712.17
1947 Electric	1,746.25	17,016.99
1948 Water, Sewer, Trash	3,413.59	47,794.90
Total 4 UTILITIES	15,685.48	183,732.81
5 CAPITAL RESERVES	6,104.83	67,153.13
Total Expense	50,764.60	544,517.64
Net Income	**1,553.38**	**36,104.01**

CAMBRIDGE VILLAGE ASSOCIATION INC.
Profit & Loss Budget vs. Actual
November 2025

	Nov 25	Budget	$ Over Budget	% of Budget
Income				
Interest Income	292.98			
Late Fee Income	25.00			
Maintenance Fee - Income	45,645.17	45,645.17	0.00	100.0%
Maintenance Fee - Reserves	6,104.83	6,104.83	0.00	100.0%
Other Income	0.00	100.00	-100.00	0.0%
Screening Fees Income	250.00	83.33	166.67	300.0%
Transfer from Oper Budget Exces	0.00	2,017.58	-2,017.58	0.0%
Total Income	52,317.98	53,950.91	-1,632.93	97.0%
Gross Profit	52,317.98	53,950.91	-1,632.93	97.0%
Expense				
1 OPERATING EXPENSES				
1851 Accounting	500.00	520.83	-20.83	96.0%
1852 Review/Audit CPA	0.00	520.83	-520.83	0.0%
1854 Bad Debts	0.00	0.00	0.00	0.0%
1860 Bank Charges - Operating	175.00	166.67	8.33	105.0%
1890 Contingency	0.00	166.67	-166.67	0.0%
1904 Insurance Expense	0.00	2,942.92	-2,942.92	0.0%
1910 Tax-Income	0.00	20.83	-20.83	0.0%
1911 Tax-Bureau of Condos	0.00	16.67	-16.67	0.0%
1913 Legal, Professional Fees	0.00	250.00	-250.00	0.0%
1918 Office Expense	1,175.43	375.00	800.43	313.4%
1919 Clubhouse Janitorial Svc	400.00	1,083.33	-683.33	36.9%
1936 Clubhouse & Shuffleboard	429.03	500.00	-70.97	85.8%
1942 Social Events	0.00	62.50	-62.50	0.0%
1950 Screening Fees Expense	125.00	83.33	41.67	150.0%
1951 Named/Extreme Storm Expens	0.00	583.33	-583.33	0.0%
Total 1 OPERATING EXPENSES	2,804.46	7,292.91	-4,488.45	38.5%
2 BUILDING MAINTENANCE				
1920 Driveways	168.10	58.33	109.77	288.2%
1930 Building Maintenance	0.00	1,416.67	-1,416.67	0.0%
Total 2 BUILDING MAINTENANCE	168.10	1,475.00	-1,306.90	11.4%
3 GROUNDS				
1923 Lawn Insecticide Perimeter	2,680.86	1,250.00	1,430.86	214.5%
1927 Legendary Lawn	4,003.82	1,666.67	2,337.15	240.2%
1932 Pool Heat/Supplies/Jeff	655.05	416.67	238.38	157.2%
1934 Grounds Maint Contract	17,672.00	17,672.00	0.00	100.0%
1935 Grounds Maint Materials	800.00	1,000.00	-200.00	80.0%
1937 Lake Maintenance	190.00	250.00	-60.00	76.0%
Total 3 GROUNDS	26,001.73	22,255.34	3,746.39	116.8%

CAMBRIDGE VILLAGE ASSOCIATION INC.
Profit & Loss Budget vs. Actual
January through November 2025

	Jan - Nov 25	Budget	$ Over Budget	% of Budget
Income				
Interest Income	3,711.65			
Late Fee Income	480.00			
Maintenance Fee - Income	502,096.87	502,096.87	0.00	100.0%
Maintenance Fee - Reserves	67,153.13	67,153.13	0.00	100.0%
Other Income	4,305.00	1,100.00	3,205.00	391.4%
Screening Fees Income	2,875.00	916.63	1,958.37	313.6%
Transfer from Oper Budget Exces	0.00	22,193.38	-22,193.38	0.0%
Total Income	580,621.65	593,460.01	-12,838.36	97.8%
Gross Profit	580,621.65	593,460.01	-12,838.36	97.8%
Expense				
1 OPERATING EXPENSES				
1851 Accounting	5,750.00	5,729.13	20.87	100.4%
1852 Review/Audit CPA	6,250.00	5,729.13	520.87	109.1%
1854 Bad Debts	0.00	0.00	0.00	0.0%
1860 Bank Charges - Operating	1,903.00	1,833.37	69.63	103.8%
1890 Contingency	340.00	1,833.37	-1,493.37	18.5%
1904 Insurance Expense	13,296.43	32,372.12	-19,075.69	41.1%
1910 Tax-Income	0.00	229.13	-229.13	0.0%
1911 Tax-Bureau of Condos	981.25	183.37	797.88	535.1%
1913 Legal, Professional Fees	660.00	2,750.00	-2,090.00	24.0%
1918 Office Expense	3,739.17	4,125.00	-385.83	90.6%
1919 Clubhouse Janitorial Svc	2,350.00	11,916.63	-9,566.63	19.7%
1936 Clubhouse & Shuffleboard	1,470.90	5,500.00	-4,029.10	26.7%
1942 Social Events	346.01	687.50	-341.49	50.3%
1950 Screening Fees Expense	695.00	916.63	-221.63	75.8%
1951 Named/Extreme Storm Expens	0.00	6,416.63	-6,416.63	0.0%
Total 1 OPERATING EXPENSES	37,781.76	80,222.01	-42,440.25	47.1%
2 BUILDING MAINTENANCE				
1920 Driveways	168.10	641.63	-473.53	26.2%
1930 Building Maintenance	1,447.09	15,583.37	-14,136.28	9.3%
Total 2 BUILDING MAINTENANCE	1,615.19	16,225.00	-14,609.81	10.0%
3 GROUNDS				
1923 Lawn Insecticide Perimeter	15,593.62	13,750.00	1,843.62	113.4%
1927 Legendary Lawn	21,416.15	18,333.37	3,082.78	116.8%
1932 Pool Heat/Supplies/Jeff	8,939.43	4,583.37	4,356.06	195.0%
1934 Grounds Maint Contract	194,392.00	194,392.00	0.00	100.0%
1935 Grounds Maint Materials	11,803.55	11,000.00	803.55	107.3%
1937 Lake Maintenance	2,090.00	2,750.00	-660.00	76.0%
Total 3 GROUNDS	254,234.75	244,808.74	9,426.01	103.9%

CAMBRIDGE VILLAGE ASSOCIATION INC.
Profit & Loss Budget vs. Actual
January through November 2025

	Jan - Nov 25	Budget	$ Over Budget	% of Budget
4 UTILITIES				
1941 Telephone	1,229.67	1,191.63	38.04	103.2%
1943 Yard Lights/Silo Parts	2,979.08	4,125.00	-1,145.92	72.2%
1945 Cable	114,712.17	114,742.83	-30.66	100.0%
1947 Electric	17,016.99	16,041.63	975.36	106.1%
1948 Water, Sewer, Trash	47,794.90	48,950.00	-1,155.10	97.6%
Total 4 UTILITIES	183,732.81	185,051.09	-1,318.28	99.3%
5 CAPITAL RESERVES	67,153.13	67,153.13	0.00	100.0%
Total Expense	544,517.64	593,459.97	-48,942.33	91.8%
Net Income	**36,104.01**	**0.04**	**36,103.97**	**90,260,025.0%**

CAMBRIDGE VILLAGE ASSOCIATION, INC.

Supplementary Information on Future Major
Repairs and Replacements (Unaudited)
For the period ended November 30, 2025

Components	Balance 1/ 1/25	Additions	Expenses	Transfers	Balance 11/30/25
Pooled Reserves	170745.02	67153.13	33590.00		204308.15
Interest Earned	0.00	6384.82			6384.82
TOTAL	170745.02	73537.95	33590.00	0.00	210692.97