c/o FirstService Residential
11822 Highway 17 Bypass
Murrells Inlet SC 29576

FirstService Residential SC

Account #	Description	Operating	Reserves	Special Project	Totals
	ASSETS				
	Cash				
100	Alliance Operating	$ 91,164.35	$ 0.00	$ 0.00	$ 91,164.35
100-WEB	Webster Operating MMKT	3,824.81	0.00	0.00	3,824.81
12047	First Virginia Community Bank Res CD	0.00	299,245.63	0.00	299,245.63
1335	Alliance Reserve Money Market	0.00	19,672.50	0.00	19,672.50
1335-ENC	Encore Bank Reserve MMKT	0.00	242,662.28	0.00	242,662.28
1335-MET	Metropolitan Bank Reserves	0.00	508,713.18	0.00	508,713.18
1389	Interest Receivable-Ops	0.00	3,736.87	0.00	3,736.87
	Total Cash	**$ 94,989.16**	**$ 1,074,030.46**	**$ 0.00**	**$ 1,169,019.62**
	Accounts Receivable				
1100	A/R - Owner Assessment	$ 26,759.04	$ 0.00	$ 0.00	$ 26,759.04
1105	A/R - Int./Late Charges	1,838.54	0.00	0.00	1,838.54
1106	A/R - Admin Fees	963.00	0.00	0.00	963.00
1115	A/R - Other Due from Owners	6,310.87	0.00	0.00	6,310.87
	Accounts Receivable	**$ 35,871.45**	**$ 0.00**	**$ 0.00**	**$ 35,871.45**
1120	Allowance for Uncollectible Accts	$ (9,540.15)	$ 0.00	$ 0.00	$ (9,540.15)
	Total Accounts Receivable	**$ 26,331.30**	**$ 0.00**	**$ 0.00**	**$ 26,331.30**
	Fixed Assets				
1151	Equipment	$ 3,500.00	$ 0.00	$ 0.00	$ 3,500.00
1170	Accum. Depreciation	(3,500.00)	0.00	0.00	(3,500.00)
	Total Fixed Assets	**$ 0.00**	**$ 0.00**	**$ 0.00**	**$ 0.00**
	Other Assets				
1129	Due from Reserves	$ 97,695.10	$ 0.00	$ 0.00	$ 97,695.10
1134	Prepaid Insurance	9,380.54	0.00	0.00	9,380.54
1135	Prepaid Expenses	9,688.72	0.00	0.00	9,688.72
	Total Other Assets	**$ 116,764.36**	**$ 0.00**	**$ 0.00**	**$ 116,764.36**
	TOTAL ASSETS	**$ 238,084.82**	**$ 1,074,030.46**	**$ 0.00**	**$ 1,312,115.28**
	LIABILITIES & EQUITY				
2000	Prepaid Owners	$ 30,344.81	$ 0.00	$ 0.00	$ 30,344.81
2010	Refund Payable	600.00	0.00	0.00	600.00
2027	Pool Key Deposits	50.00	0.00	0.00	50.00
2050	Accrued Expenses	5,698.00	0.00	0.00	5,698.00
2070	Admin Fees Payable	1,885.00	0.00	0.00	1,885.00
2213	Contract Liability R	0.00	880,315.31	0.00	880,315.31
2260	Due to Operating	0.00	97,695.10	0.00	97,695.10
	Total Liabilities	**$ 38,577.81**	**$ 978,010.41**	**$ 0.00**	**$ 1,016,588.22**
	EQUITY				
3600	Owners Equity - Operating	$ 191,319.45	$ 0.00	$ 0.00	$ 191,319.45
3601	Prior Year Adjustments	202.53	0.00	0.00	202.53
3700	Owners Equity - Reserves	0.00	174,017.01	0.00	174,017.01
	Net Income/(Loss)	7,985.03	(77,996.96)	0.00	(70,011.93)
	TOTAL EQUITY	**$ 199,507.01**	**$ 96,020.05**	**$ 0.00**	**$ 295,527.06**
	TOTAL LIABILITIES & EQUITY	**$ 238,084.82**	**$ 1,074,030.46**	**$ 0.00**	**$ 1,312,115.28**

		CURRENT MONTH	PREVIOUS MONTH	NET CHANGE
	ASSETS			
100	Alliance Operating	$ 91,164	$ 85,920	$ 5,245
100-WEB	Webster Operating MMKT	3,825	3,815	10
1100	A/R - Owner Assessment	26,759	25,418	1,341
1105	A/R - Int./Late Charges	1,839	1,681	157
1106	A/R - Admin Fees	963	1,063	(100)
1115	A/R - Other Due from Owners	6,311	5,063	1,248
1120	Allowance for Uncollectible Accts	(9,540)	(9,540)	0
1129	Due from Reserves	97,695	86,775	10,921
1134	Prepaid Insurance	9,381	35,718	(26,338)
1135	Prepaid Expenses	9,689	9,689	0
1151	Equipment	3,500	3,500	0
1170	Accum. Depreciation	(3,500)	(3,500)	0
	TOTAL ASSETS	**$ 238,085**	**$ 245,601**	**$ (7,517)**
	LIABILITIES & EQUITY			
2000	Prepaid Owners	$ 30,345	$ 26,517	$ 3,828
2010	Refund Payable	600	600	0
2027	Pool Key Deposits	50	50	0
2050	Accrued Expenses	5,698	4,548	1,150
2070	Admin Fees Payable	1,885	1,815	70
	TOTAL LIABILITIES	**$ 38,578**	**$ 33,530**	**$ 5,048**
	EQUITY			
3600	Owners Equity - Operating	$ 191,319	$ 191,319	$ 0
3601	Prior Year Adjustments	203	203	0
	Net Income/(Loss)	7,985	25,694	(17,709)
	TOTAL EQUITY	**$ 199,507**	**$ 217,216**	**$ (17,709)**
	TOTAL LIABILITIES AND EQUITY	**$ 238,085**	**$ 250,746**	**$ (12,661)**

		CURRENT MONTH	PREVIOUS MONTH	NET CHANGE
	ASSETS			
12047	First Virginia Community Bank Res CD	$ 299,246	$ 299,246	$ 0
1335	Alliance Reserve Money Market	19,673	12,150	7,522
1335-ENC	Encore Bank Reserve MMKT	242,662	242,016	646
1335-MET	Metropolitan Bank Reserves	508,713	507,441	1,272
1389	Interest Receivable-Ops	3,737	3,737	0
	TOTAL ASSETS	**$ 1,074,030**	**$ 1,064,590**	**$ 9,441**
	LIABILITIES & EQUITY			
22073	Ins Claim Payable	$ 0	$ (5,144)	$ 5,144
2213	Contract Liability R	880,315	880,315	0
2260	Due to Operating	97,695	86,775	10,921
	TOTAL LIABILITIES	**$ 978,010**	**$ 961,946**	**$ 16,065**
	EQUITY			
3700	Owners Equity-Rsrv	$ 174,017	$ 174,017	$ 0
	Net Income/(Loss)	(77,997)	(76,517)	(1,480)
	TOTAL EQUITY	**$ 96,020**	**$ 97,500**	**$ (1,480)**
	TOTAL LIABILITIES AND EQUITY	**$ 1,074,030**	**$ 1,059,445**	**$ 14,585**

0372 Pawleys Place HOA
Operating Income Statement
04/30/2026

c/o FirstService Residential
11822 Highway 17 Bypass
Murrells Inlet SC 29576

FirstService Residential SC

	Description	Current Period Actual	Current Period Budget	Variance	Year To Date Actual	Year To Date Budget	Variance	Yearly Budget
	INCOME							
4001	Regular Assessments	$ 66,898	$ 66,898	$ 0	$ 267,590	$ 267,592	$ (2)	$ 802,772
4002	Reserve Funding	(7,500)	(7,500)	0	(30,000)	(30,000)	0	(90,000)
4026	Interest Late Charge	132	0	132	240	0	240	0
4027	Late Fees/NSF Fees	115	83	32	375	332	43	1,000
4029	Fines/Violations	0	292	(292)	300	1,168	(868)	3,500
4034	Working Capital Fee	0	502	(502)	2,580	2,008	572	6,020
4057	Cable TV Fee Income	10,932	10,932	0	43,730	43,728	2	131,188
4120	Interest Income-Operating	12	250	(238)	51	1,000	(949)	3,000
4199	Miscellaneous Income	25	208	(183)	1,766	832	934	2,500
	Total Income	$ 70,614	$ 71,665	$ (1,051)	$ 286,632	$ 286,660	$ (28)	$ 859,980
	EXPENSES							
	General & Administrative							
5001	Office Supplies & Expenses	$ 485	$ 208	$ (277)	$ 1,584	$ 832	$ (752)	$ 2,500
5017	Management Services	2,386	2,315	(71)	9,542	9,260	(282)	27,782
5021	Audit/Tax Preparation Services	0	0	0	0	3,800	3,800	3,800
5023	Insurance Expense	26,928	31,904	4,976	105,940	127,616	21,676	382,850
5034	Licenses & Permits	570	167	(403)	698	668	(30)	2,000
5037	Taxes	12,725	10,000	(2,725)	12,725	10,000	(2,725)	10,000
5039	Property Taxes	0	0	0	0	0	0	350
5015	Legal Services	0	208	208	220	832	612	2,500
	Total General & Administrative	$ 43,094	$ 44,802	$ 1,708	$ 130,709	$ 153,008	$ 22,299	$ 431,782
	Repairs & Maintenance							
6000	General Maintenance	$ 11,480	$ 1,667	$ (9,813)	$ 13,336	$ 6,668	$ (6,668)	$ 20,000
6039	Termite Bond	1,833	1,583	(250)	7,169	6,332	(837)	19,000
6151	Contract Landscape Maintenance	6,500	6,500	0	26,000	26,000	0	78,000
6152	Landscape Maint	1,950	2,333	383	8,650	9,332	682	28,000
6157	Irrigation Expense	0	333	333	0	1,332	1,332	4,000
6159	Lake&Pond Maintenance	225	417	192	900	1,668	768	5,000
	Total Repairs & Maintenance	$ 21,988	$ 12,833	$ (9,155)	$ 56,055	$ 51,332	$ (4,723)	$ 154,000
	Pool Expenses							
6400	Pool Contract	$ 800	$ 800	$ 0	$ 3,200	$ 3,200	$ 0	$ 9,600
6403	Pool Supplies	777	625	(152)	1,512	2,500	988	7,500
6405	Pool Repairs & Maintenance	0	208	208	1,009	832	(177)	2,500
	Total Pool Expenses	$ 1,577	$ 1,633	$ 56	$ 5,721	$ 6,532	$ 811	$ 19,600
	Utilities							
7951	Electric	$ 1,711	$ 1,458	$ (253)	$ 6,148	$ 5,832	$ (316)	$ 17,500
7953	Water & Sewer	5,400	6,000	600	22,770	24,000	1,230	72,000
7957	Trash Removal	4,035	3,649	(386)	15,193	14,596	(597)	43,782
7963	Cable TV	10,340	9,947	(393)	41,363	39,788	(1,575)	119,366
7972	Telephone	179	163	(16)	687	652	(35)	1,950
	Total Utilities	$ 21,664	$ 21,217	$ (447)	$ 86,161	$ 84,868	$ (1,293)	$ 254,598
	Total Expenses	**$ 88,323**	**$ 80,485**	**$ (7,838)**	**$ 278,647**	**$ 295,740**	**$ 17,093**	**$ 859,980**
	NET INCOME/(LOSS)	**$ (17,709)**	**$ (8,820)**	**$ (8,889)**	**$ 7,985**	**$ (9,080)**	**$ 17,065**	**$ 0**

0372 Pawleys Place HOA
Comparative Monthly Actual Report
04/30/2026

c/o FirstService Residential
11822 Highway 17 Bypass
Murrells Inlet SC 29576

FirstService Residential SC

	Descriptions Account	Jan Actual	Feb Actual	Mar Actual	Apr Actual	May Budget	Jun Budget	Jul Budget	Aug Budget	Sep Budget	Oct Budget	Nov Budget	Dec Budget	Yearly 2026
	INCOME													
4001	Regular Assessments	$ 66,898	$ 66,898	$ 66,898	$ 66,898	$ 66,898	$ 66,898	$ 66,898	$ 66,898	$ 66,898	$ 66,898	$ 66,898	$ 66,894	$ 802,770
4002	Reserve Funding	(7,500)	(7,500)	(7,500)	(7,500)	(7,500)	(7,500)	(7,500)	(7,500)	(7,500)	(7,500)	(7,500)	(7,500)	(90,000)
4026	Interest Late Charge	65	0	43	132	0	0	0	0	0	0	0	0	240
4027	Late Fees/NSF Fees	210	45	5	115	83	83	83	83	83	83	83	87	1,043
4029	Fines/Violations	300	0	0	0	292	292	292	292	292	292	292	288	2,632
4034	Working Capital Fee	0	0	2,580	0	502	502	502	502	502	502	502	498	6,592
4057	Cable TV Fee Income	10,932	10,932	10,932	10,932	10,932	10,932	10,932	10,932	10,932	10,932	10,932	10,936	131,190
4120	Interest Income-Operating	14	11	14	12	250	250	250	250	250	250	250	250	2,051
4199	Miscellaneous Income	1,741	0	0	25	208	208	208	208	208	208	208	212	3,434
	Total Income	$ 72,661	$ 70,386	$ 72,972	$ 70,614	$ 71,665	$ 71,665	$ 71,665	$ 71,665	$ 71,665	$ 71,665	$ 71,665	$ 71,665	$ 859,952
	EXPENSES													
	General & Administrative													
5001	Office Supplies & Expense	$ 856	$ 243	$ 0	$ 485	$ 208	$ 208	$ 208	$ 208	$ 208	$ 208	$ 208	$ 212	$ 3,252
5017	Management Services	2,386	2,386	2,386	2,386	2,315	2,315	2,315	2,315	2,315	2,315	2,315	2,317	28,064
5023	Insurance Expense	26,338	26,338	26,338	26,928	31,904	31,904	31,904	31,904	31,904	31,904	31,904	31,906	361,174
5034	Licenses & Permits	0	128	0	570	167	167	167	167	167	167	167	163	2,030
5037	Taxes	0	0	0	12,725	0	0	0	0	0	0	0	0	12,725
5039	Property Taxes	0	0	0	0	0	0	0	0	0	0	350	0	350
5015	Legal Services	0	0	220	0	208	208	208	208	208	208	208	212	1,888
	Total General & Administr	$ 29,579	$ 29,094	$ 28,943	$ 43,094	$ 34,802	$ 34,802	$ 34,802	$ 34,802	$ 34,802	$ 34,802	$ 35,152	$ 34,810	$ 409,483
	Repairs & Maintenance													
6000	General Maintenance	$ 0	$ 475	$ 1,381	$ 11,480	$ 1,667	$ 1,667	$ 1,667	$ 1,667	$ 1,667	$ 1,667	$ 1,667	$ 1,663	$ 26,668
6039	Termite Bond	1,798	1,740	1,798	1,833	1,583	1,583	1,583	1,583	1,583	1,583	1,583	1,587	19,837
6151	Contract Landscape Mainte	6,500	6,500	6,500	6,500	6,500	6,500	6,500	6,500	6,500	6,500	6,500	6,500	78,000
6152	Landscape Maint	900	3,850	1,950	1,950	2,333	2,333	2,333	2,333	2,333	2,333	2,333	2,337	27,318
6157	Irrigation Expense	0	0	0	0	333	333	333	333	333	333	333	337	2,668
6159	Lake&Pond Maintenance	225	225	225	225	417	417	417	417	417	417	417	413	4,232
	Total Repairs & Maintenan	$ 9,423	$ 12,790	$ 11,854	$ 21,988	$ 12,833	$ 12,833	$ 12,833	$ 12,833	$ 12,833	$ 12,833	$ 12,833	$ 12,837	$ 158,723
	Pool Expenses													
6400	Pool Contract	$ 800	$ 800	$ 800	$ 800	$ 800	$ 800	$ 800	$ 800	$ 800	$ 800	$ 800	$ 800	$ 9,600
6403	Pool Supplies	165	269	301	777	625	625	625	625	625	625	625	625	6,512
6405	Pool Repairs & Maintenanc	1,009	0	0	0	208	208	208	208	208	208	208	212	2,677
	Total Pool Expenses	$ 1,974	$ 1,069	$ 1,101	$ 1,577	$ 1,633	$ 1,633	$ 1,633	$ 1,633	$ 1,633	$ 1,633	$ 1,633	$ 1,637	$ 18,789
	Utilities													
7951	Electric	$ 1,417	$ 1,459	$ 1,561	$ 1,711	$ 1,458	$ 1,458	$ 1,458	$ 1,458	$ 1,458	$ 1,458	$ 1,458	$ 1,462	$ 17,816
7953	Water & Sewer	5,973	6,042	5,355	5,400	6,000	6,000	6,000	6,000	6,000	6,000	6,000	6,000	70,770
7957	Trash Removal	3,658	3,658	3,842	4,035	3,649	3,649	3,649	3,649	3,649	3,649	3,649	3,643	44,379
7963	Cable TV	10,345	10,340	10,340	10,340	9,947	9,947	9,947	9,947	9,947	9,947	9,947	9,949	120,941
7972	Telephone	165	165	179	179	163	163	163	163	163	163	163	157	1,985
	Total Utilities	$ 21,558	$ 21,663	$ 21,275	$ 21,664	$ 21,217	$ 21,217	$ 21,217	$ 21,217	$ 21,217	$ 21,217	$ 21,217	$ 21,211	$ 255,891
	Total Expenses	**$ 62,534**	**$ 64,616**	**$ 63,174**	**$ 88,323**	**$ 70,485**	**$ 70,485**	**$ 70,485**	**$ 70,485**	**$ 70,485**	**$ 70,485**	**$ 70,835**	**$ 70,495**	**$ 842,887**
	NET INCOME/(LOSS)	**$ 10,126**	**$ 5,770**	**$ 9,798**	**$ (17,709)**	**$ 1,180**	**$ 1,180**	**$ 1,180**	**$ 1,180**	**$ 1,180**	**$ 1,180**	**$ 830**	**$ 1,170**	**$ 17,065**

c/o FirstService Residential
11822 Highway 17 Bypass
Murrells Inlet SC 29576

FirstService Residential SC

	Description	Current Period Actual	Current Period Budget	Variance	Year To Date Actual	Year To Date Budget	Variance	Yearly Budget
	INCOME							
4202	Reserve Funding	$ 7,500	$ 7,500	$ 0	$ 30,000	$ 30,000	$ 0	$ 90,000
4320	Interest Income Reserves	1,941	0	1,941	9,966	0	9,966	0
	Total Income	$ 9,441	$ 7,500	$ 1,941	$ 39,966	$ 30,000	$ 9,966	$ 90,000
	EXPENSES							
9003	Irrigation System	$ 10,921	$ 0	$ (10,921)	$ 117,963	$ 0	$ (117,963)	$ 0
	Total Expenses	$ 10,921	$ 0	$ (10,921)	$ 117,963	$ 0	$ (117,963)	$ 0
	NET INCOME/ (LOSS)	**$ (1,480)**	**$ 7,500**	**$ (8,980)**	**$ (77,997)**	**$ 30,000**	**$ (107,997)**	**$ 90,000**

0372 Pawleys Place HOA
Monthly Comparative Reserves
04/30/2026

c/o FirstService Residential
11822 Highway 17 Bypass
Murrells Inlet SC 29576

FirstService Residential SC

	Account Descriptions	Jan Actual	Feb Actual	Mar Actual	Apr Actual	May Budget	Jun Budget	Jul Budget	Aug Budget	Sep Budget	Oct Budget	Nov Budget	Dec Budget	Yearly 2026
	INCOME													
4202	Reserve Funding	$ 7,500	$ 7,500	$ 7,500	$ 7,500	$ 7,500	$ 7,500	$ 7,500	$ 7,500	$ 7,500	$ 7,500	$ 7,500	$ 7,500	$ 90,000
4320	Interest Income Reserves	1,759	4,217	2,050	1,941	0	0	0	0	0	0	0	0	9,966
	Total Income	$ 9,259	$ 11,717	$ 9,550	$ 9,441	$ 7,500	$ 7,500	$ 7,500	$ 7,500	$ 7,500	$ 7,500	$ 7,500	$ 7,500	$ 99,966
	EXPENSES													
9003	Irrigation System	$ 0	$ 22,848	$ 84,195	$ 10,921	$ 0	$ 0	$ 0	$ 0	$ 0	$ 0	$ 0	$ 0	$ 117,963
	Total Expenses	$ 0	$ 22,848	$ 84,195	$ 10,921	$ 0	$ 0	$ 0	$ 0	$ 0	$ 0	$ 0	$ 0	$ 117,963
	NET INCOME/ (LOSS)	**$ 9,259**	**$ (11,131)**	**$ (74,645)**	**$ (1,480)**	**$ 7,500**	**$ 7,500**	**$ 7,500**	**$ 7,500**	**$ 7,500**	**$ 7,500**	**$ 7,500**	**$ 7,500**	**$ (17,997)**