MEADOWS P&L - JUN 2026

1/1/2026 through 6/30/2026 (Cash Basis)

Category	6/1/2026-6/30/2026	1/1/2026-6/30/2026
INCOME		
Interest Income - Reserves	0.11	1,926.11
Village Park HOA Dues-Meadows	4,011.00	80,205.80
TOTAL INCOME	**4,011.11**	**82,131.91**
EXPENSES		
Meadows Landscaping Expenses		
Meadows Insurance Arbor-Sign-Irrig...	0.00	309.00
Meadows Landscape Contract	3,023.68	18,142.08
Meadows Landscape Special Projects	176.20	387.74
Meadows Mulch	0.00	8,194.34
TruGreen Contract Turf + Love Grass	0.00	320.00
TOTAL Meadows Landscaping Expe...	3,199.88	27,353.16
Meadows Utility Expenses		
Lighting Maintenance & Repairs	197.95	696.14
Meadows Electricity	77.48	469.94
Meadows Scheduled Irrigation Maint...	0.00	462.15
Meadows Water	334.46	477.06
TOTAL Meadows Utility Expenses	609.89	2,105.29
The Meadows Building Maintenance		
Meadows Building Gutters	-60.38	2,012.50
Meadows General Maintenance	461.93	1,177.72
TOTAL The Meadows Building Maint...	401.55	3,190.22
TOTAL EXPENSES	**4,211.32**	**32,648.67**
OVERALL TOTAL	**-200.21**	**49,483.24**

VP MEADOWS BUDGET AT 06/30/26

Category	Actual	Budget	Difference
INCOME			
Interest Income Reserves	$1,926.11	$0.00	$1,926.11
Village Park HOA Dues-Meadows	$80,205.80	$92,276.00	-$12,070.20
TOTAL INCOME	$82,131.91	$92,276.00	-$10,144.09
EXPENSES			
Bank Fees	$0.00	$35.00	$35.00
Meadows Landscaping Expenses			
Meadows Insurance Arbor-Sign-Irrigation	$309.00	$348.00	$39.00
Meadows Landscape Contract	$18,142.08	$36,303.23	$18,161.15
Meadows Landscape Special Projects	$387.74	$2,000.00	$1,612.26
Meadows Mulch	$8,194.34	$8,194.34	$0.00
TruGreen Contract Turf+Love Grass Treatment	$320.00	$2,400.00	$2,080.00
TOTAL Meadows Landscaping Expenses	$27,353.16	$49,245.57	$21,892.41
Meadows Utility Expenses			
Meadows Electricity	$469.94	$1,073.00	$603.06
Lighting Maintenance & Repairs	$696.14	$706.60	$10.46
Meadows Irrigation Repairs	$0.00	$600.00	$600.00
Meadows Scheduled Irrigation Maintenance	$462.15	$457.12	-$5.03
Meadows Water	$477.06	$1,130.00	$652.94
TOTAL Meadows Utility Expenses	$2,105.29	$3,966.72	$1,861.43
The Meadows Building Maintenance			
Meadows Building Gutters	$2,012.50	$4,225.00	$2,212.50
Meadows General Maintenance	$1,177.72	$7,725.00	$6,547.28
Meadows Paint, Deck, Stain Reserves	$0.00	$21,630.00	$21,630.00
Meadows Termite Control & Inspection	$0.00	$3,225.00	$3,225.00
Meadows Asset Reserve	$0.00	$2,228.00	$2,228.00
TOTAL MEADOWS BUILDING MAINTENANCE	$3,190.22	$39,033.00	$35,842.78
TOTAL EXPENSES	**$32,648.67**	**$92,280.29**	**$59,631.62**
OVERALL TOTAL	$49,483.24	-$4.29	$49,487.53

MEADOWS BALANCE SHEET - As of 6/30/2026

(Cash Basis)

Account	6/30/2026 Balance
ASSETS	
Cash and Bank Accounts	
Meadows Asset Reserves	6,468.41
Meadows Operating Reserves	13,821.69
Meadows Paint, Deck, Stain Reserves	55,000.00
Village Park HOA Meadows	56,124.90
TOTAL Cash and Bank Accounts	**131,415.00**
TOTAL ASSETS	**131,415.00**
LIABILITIES & EQUITY	
LIABILITIES	**0.00**
EQUITY	**131,415.00**
TOTAL LIABILITIES & EQUITY	**131,415.00**

MEADOWS BANK REC

Reconciliation Summary

BANK STATEMENT -- CLEARED TRANSACTIONS:			
Previous Balance:			59,426.00
Checks and Payments	9	Items	-6,998.33
Deposits and Other Credits	1	Item	4,071.38
Service Charge	0	Items	0.00
Interest Earned	0	Items	0.00
Ending Balance of Bank Statement:			56,499.05
YOUR RECORDS -- UNCLEARED TRANSACTIONS:			
Cleared Balance:			56,499.05
Checks and Payments	3	Items	-374.15
Deposits and Other Credits	0	Items	0.00
Register Balance as of 6/30/2026:			56,124.90
Checks and Payments	0	Items	0.00
Deposits and Other Credits	0	Items	0.00
Register Ending Balance:			56,124.90

Cleared Transaction Detail

Date	Num	Payee	Memo	Category	Clr	Amount
Cleared Checks and Payments						
5/11/2026	1607	TPS Landscaping	Inv #13644008 May 202...	Meadows Landscaping...	R	-3,023.68
5/26/2026	1611	Duke Energy Payment Pro...	Acct #9100 8037 0010 5...	Meadows Utility Expen...	R	-39.35
5/26/2026	1612	Duke Energy Payment Pro...	Acct #9100 8036 9679 4...	Meadows Utility Expen...	R	-37.75
6/10/2026	1613	TPS Landscaping	Inv #13644321 Jun 2022...	Meadows Landscaping...	R	-3,023.68
6/22/2026	EFT	City Of Asheville	Bill #6377756 51 Meado...	Meadows Utility Expen...	R	-283.33
6/22/2026	EFT	City Of Asheville	Bill #6377755 4 Meadow...	Meadows Utility Expen...	R	-51.13
6/22/2026	1615	Robert LeBoeuf	Reimbursement-Meado...	The Meadows Building...	R	-461.93
6/23/2026	1618	Duke Energy Payment Pro...	Acct #9100 8037 0010 5...	Meadows Utility Expen...	R	-39.58
6/23/2026	1619	Duke Energy Payment Pro...	Acct #9100 8036 9679 4...	Meadows Utility Expen...	R	-37.90
Total Cleared Checks and Payments				9 Items		-6,998.33
Cleared Deposits and Other Credits						
6/29/2026	DEP	Deposit	2026 Meadows Dues	--Split--	R	4,071.38
Total Cleared Deposits and Other Credits				1 Item		4,071.38
Total Cleared Transactions				10 Items		-2,926.95

Uncleared Transaction Detail up to 6/30/2026

Date	Num	Payee	Memo	Category	Clr	Amount
Uncleared Checks and Payments						
6/16/2026	1614	Glenda Summers	Replacement Shrubs - P...	Meadows Landscaping...		-96.00
6/22/2026	1616	Jill Tourtellot	Reimbursement - Jesse ...	Meadows Landscaping...		-80.20
6/23/2026	1617	K2 Services, Inc.	Inv #60129 Meadows Lig...	Meadows Utility Expen...		-197.95
Total Uncleared Checks and Payments				3 Items		-374.15
Uncleared Deposits and Other Credits						
Total Uncleared Deposits and Other Credits				0 Items		0.00
Total Uncleared Transactions				3 Items		-374.15

Uncleared Transaction Detail after 6/30/2026

Date	Num	Payee	Memo	Category	Clr	Amount
Uncleared Checks and Payments						
Total Uncleared Checks and Payments				0 Items		0.00
Uncleared Deposits and Other Credits						
Total Uncleared Deposits and Other Credits				0 Items		0.00
Total Uncleared Transactions				0 Items		0.00

TRUIST

505-02-01-00 25902 7 C 001 26 S 66 002
VILLAGE PARK DEVELOPMENT HOMEOWNERS
VILLAGE PARK MEADOWS HOA
9 MEADOW VISTA CT
ASHEVILLE NC 28803-6605

Your account statement

For 06/30/2026

Contact us

Truist.com

(844) 4TRUIST or
(844) 487-8478

■ TRUIST SIMPLE BUSINESS CHECKING

Account summary

Your previous balance as of 05/29/2026	$59,426.00
Checks	- 6,663.87
Other withdrawals, debits and service charges	- 334.46
Deposits, credits and interest	+ 4,071.38
Your new balance as of 06/30/2026	**= $56,499.05**

Checks

DATE	CHECK #	AMOUNT($)
06/02	1607	3,023.68
06/01	*1611	39.35
06/01	1612	37.75
06/29	1613	3,023.68
06/26	*1615	461.93
06/29	*1618	39.58
06/29	1619	37.90

* indicates a skip in sequential check numbers above this item

Total checks **= $6,663.87**

Other withdrawals, debits and service charges

DATE	DESCRIPTION	AMOUNT($)
06/23	INTERNET PAYMENT BILLPAY THE CITY OF ASHE CITY OF ASHEVIL	51.13
06/23	INTERNET PAYMENT BILLPAY THE CITY OF ASHE CITY OF ASHEVIL	283.33

Total other withdrawals, debits and service charges **= $334.46**

Deposits, credits and interest

DATE	DESCRIPTION	AMOUNT($)
06/29	DEPOSIT	4,071.38

Total deposits, credits and interest **= $4,071.38**

MEADOWS OP RES BANK REC

Reconciliation Summary

BANK STATEMENT -- CLEARED TRANSACTIONS:

Previous Balance:			13,821.58
Checks and Payments	0	Items	0.00
Deposits and Other Credits	0	Items	0.00
Service Charge	0	Items	0.00
Interest Earned	1	Item	0.11
Ending Balance of Bank Statement:			13,821.69

YOUR RECORDS -- UNCLEARED TRANSACTIONS:

Cleared Balance:			13,821.69
Checks and Payments	0	Items	0.00
Deposits and Other Credits	0	Items	0.00
Register Balance as of 6/30/2026:			13,821.69
Checks and Payments	0	Items	0.00
Deposits and Other Credits	0	Items	0.00
Register Ending Balance:			13,821.69

Cleared Transaction Detail

Date	Num	Payee	Memo	Category	Clr	Amount
Cleared Checks and Payments						
Total Cleared Checks and Payments				0 Items		0.00
Cleared Deposits and Other Credits						
6/30/2026		Interest Earned		Interest Income - Rese...	R	0.11
Total Cleared Deposits and Other Credits				1 Item		0.11
Total Cleared Transactions				1 Item		0.11

Uncleared Transaction Detail up to 6/30/2026

Date	Num	Payee	Memo	Category	Clr	Amount
Uncleared Checks and Payments						
Total Uncleared Checks and Payments				0 Items		0.00
Uncleared Deposits and Other Credits						
Total Uncleared Deposits and Other Credits				0 Items		0.00
Total Uncleared Transactions				0 Items		0.00

Uncleared Transaction Detail after 6/30/2026

Date	Num	Payee	Memo	Category	Clr	Amount
Uncleared Checks and Payments						
Total Uncleared Checks and Payments				0 Items		0.00
Uncleared Deposits and Other Credits						
Total Uncleared Deposits and Other Credits				0 Items		0.00
Total Uncleared Transactions				0 Items		0.00

TRUIST

505-01-01-00 25901 0 C 001 26 S 66 002
VILLAGE PARK DEVELOPMENT HOMEOWNERS
OPERATING RESERVES
9 MEADOW VISTA CT
ASHEVILLE NC 28803-6605

Your consolidated statement

For 06/30/2026

Contact us

Truist.com

(844) 4TRUIST or
(844) 487-8478

Summary of your accounts

ACCOUNT NAME	ACCOUNT NUMBER	BALANCE($)	DETAILS ON
TRUIST SIMPLE BUSINESS SAVINGS		6,716.42	page 1
TRUIST SIMPLE BUSINESS SAVINGS		13,821.69	page 1
Total checking and money market savings accounts		**$20,538.11**	

Checking and money market savings accounts

■ TRUIST SIMPLE BUSINESS SAVINGS

Account summary

Your previous balance as of 05/31/2026	$6,716.36
Checks	- 0.00
Other withdrawals, debits and service charges	- 0.00
Deposits, credits and interest	+ 0.06
Your new balance as of 06/30/2026	**= $6,716.42**

Interest summary

Interest paid this statement period	$0.06
2026 interest paid year-to-date	$0.36
Interest rate	0.01%
Annual percentage yield (APY) earned	0.01%

Deposits, credits and interest

DATE	DESCRIPTION	AMOUNT($)
06/30	INTEREST PAYMENT	0.06
Total deposits, credits and interest		**= $0.06**

■ TRUIST SIMPLE BUSINESS SAVINGS - MEADOWS OPERATING RESERVES

Account summary

Your previous balance as of 05/31/2026	$13,821.58
Checks	- 0.00
Other withdrawals, debits and service charges	- 0.00
Deposits, credits and interest	+ 0.11
Your new balance as of 06/30/2026	**= $13,821.69**

Interest summary

Interest paid this statement period	$0.11
2026 interest paid year-to-date	$0.71
Interest rate	0.01%
Annual percentage yield (APY) earned	0.01%

Deposits, credits and interest

DATE	DESCRIPTION	AMOUNT($)
06/30	INTEREST PAYMENT	0.11
Total deposits, credits and interest		**= $0.11**

CD 3636

MEADOWS ASSET RESERVES AT 6-30-26

FDIC *FDIC-Insured - Backed by the full faith and credit of the U.S. Government*

BUSINESS CD SPECIAL < 100,000

Account number	xxxxxxx93636 Show

As of 07/13/26

Current balance	**$6,468.41**
Interest rate	3.200%
Annual percentage yield (APY)	3.25%
Interest paid (YTD)	$125.40
Maturity date	02/11/27

CD 3512

MEADOWS PAINT RESERVES AT 6-30-26

FDIC *FDIC-Insured - Backed by the full faith and credit of the U.S. Government*

BUSINESS CD SPECIAL < 100,000

Account number	xxxxxxx93512 Show

As of 07/13/26

Current balance	**$55,000.00**
Interest rate	3.200%
Annual percentage yield (APY)	3.25%
Interest paid (YTD)	$1,800.00
Maturity date	02/11/27