

Balance Sheet

Properties: Quail Marsh HOA - 1756 Highway 501 Myrtle Beach, SC 29577

As of: 03/31/2026

Accounting Basis: Accrual

GL Account Map: None - use master chart of accounts

Level of Detail: Detail View

Include Zero Balance GL Accounts: No

Account Name	Balance
ASSETS	
Cash	
Operating Cash	65,604.94
Reserve Cash	207,000.51
Total Cash	272,605.45
Accounts Receivable	36,741.77
TOTAL ASSETS	309,347.22
LIABILITIES & CAPITAL	
Liabilities	
Accounts Payable	24,487.69
Due to Reserves	47,550.79
Loan to Ops	-47,550.79
Prepaid Assessments	31,431.27
Total Liabilities	55,918.96
Capital	
Opening balance equity	26,621.58
Retained Earnings	43,785.99
Calculated Retained Earnings	-187,955.71
Calculated Prior Years Retained Earnings	370,976.40
Total Capital	253,428.26
TOTAL LIABILITIES & CAPITAL	309,347.22

Budget V Actual MTD - Operating (Accrual Only)

Properties: Quail Marsh HOA - 1756 Highway 501 Myrtle Beach, SC 29577

As of: Mar 2026

Accounting Basis: Accrual

Fund Type: Operating

Cost Center: All

GL Account Map: None - use master chart of accounts

Level of Detail: Detail View

Account Name	MTD Actual	MTD Budget	MTD \$ Var.	Annual Budget
Income				
Assessment Income	57,599.96	57,600.00	-0.04	691,200.00
Late Fee	440.00	0.00	440.00	0.00
Parking Pass	0.00	0.00	0.00	0.00
NSF Fees Collected	35.00	0.00	35.00	0.00
Fines	775.00	0.00	775.00	0.00
Total Operating Income	58,849.96	57,600.00	1,249.96	691,200.00
Expense				
Office Supplies	0.00	58.34	58.34	700.00
Accounting	0.00	29.17	29.17	350.00
Landscaping Expense/Supplies	0.00	416.67	416.67	5,000.00
Security Cameras	40.00	0.00	-40.00	0.00
Termite Treatment Contract	0.00	300.00	300.00	3,600.00
Pool Contract	1,500.00	1,500.00	0.00	18,000.00
Pool Supplies and Repairs	581.72	833.34	251.62	10,000.00
Telephone (pool)	0.00	126.27	126.27	1,515.24
Contingency	250.00	833.34	583.34	10,000.00
Management Contract	1,800.00	1,800.00	0.00	21,600.00
Insurance	14,695.94	0.00	-14,695.94	0.00
Landscaping Contract	1,916.67	1,916.67	0.00	23,000.00
Legal Fees	0.00	41.67	41.67	500.00
On-Site Property Maintenance	3,666.67	3,666.67	0.00	44,000.00
Pool Maintenance	0.00	333.34	333.34	4,000.00
General Maintenance & Repairs	19,675.00	2,500.00	-17,175.00	30,000.00
Pest Control	1,344.00	1,451.84	107.84	17,422.00
Pool License	0.00	18.75	18.75	225.00
Reserve Contributions Expense	5,760.00	5,760.00	0.00	69,120.00

Budget V Actual MTD - Operating (Accrual Only)

Account Name	MTD Actual	MTD Budget	MTD \$ Var.	Annual Budget
Security	5,135.90	4,866.67	-269.23	58,400.00
Supplies/Materials	500.00	416.67	-83.33	5,000.00
Real Property Tax	0.00	1.35	1.35	16.11
Water & Sewer	9,585.64	11,666.67	2,081.03	140,000.00
Internet	344.62	311.66	-32.96	3,739.84
Electric	1,841.62	1,833.34	-8.28	22,000.00
Trash	6,122.36	4,150.00	-1,972.36	49,800.00
Dumpster	697.12	1,150.00	452.88	13,800.00
Loan Expense	0.00	11,617.65	11,617.65	139,411.81
Total Operating Expense	75,457.26	57,600.08	-17,857.18	691,200.00
Total Operating Income	58,849.96	57,600.00	1,249.96	691,200.00
Total Operating Expense	75,457.26	57,600.08	-17,857.18	691,200.00
NOI - Net Operating Income	-16,607.30	-0.08	-16,607.22	0.00
Total Income	58,849.96	57,600.00	1,249.96	691,200.00
Total Expense	75,457.26	57,600.08	-17,857.18	691,200.00
Net Income	-16,607.30	-0.08	-16,607.22	0.00

Budget V Actual MTD- Reserve (Accrual Only)

Properties: Quail Marsh HOA - 1756 Highway 501 Myrtle Beach, SC 29577

As of: Mar 2026

Accounting Basis: Accrual

Fund Type: Reserve

Cost Center: All

GL Account Map: None - use master chart of accounts

Level of Detail: Detail View

Account Name	MTD Actual	MTD Budget	MTD \$ Var.	Annual Budget
Income				
Contributions to Reserve	5,760.00	5,760.00	0.00	69,120.00
Total Reserve Income	5,760.00	5,760.00	0.00	69,120.00
Expense				
Reserve Expenses	10,000.00	0.00	-10,000.00	0.00
Total Reserve Expense	10,000.00	0.00	-10,000.00	0.00
Total Reserve Income	5,760.00	5,760.00	0.00	69,120.00
Total Reserve Expense	10,000.00	0.00	-10,000.00	0.00
Net Reserve	-4,240.00	5,760.00	-10,000.00	69,120.00
Total Income	5,760.00	5,760.00	0.00	69,120.00
Total Expense	10,000.00	0.00	-10,000.00	0.00
Net Income	-4,240.00	5,760.00	-10,000.00	69,120.00

Budget V Actual YTD - Operating(Accrual Only)

Properties: Quail Marsh HOA - 1756 Highway 501 Myrtle Beach, SC 29577
 As of: Mar 2026

Accounting Basis: Accrual
 Fund Type: Operating
 Cost Center: All

GL Account Map: None - use master chart of accounts
 Level of Detail: Detail View

Account Name	Annual Budget	YTD Actual	YTD Budget	YTD \$ Var.
Income				
Assessment Income	691,200.00	172,824.69	172,800.00	24.69
Late Fee	0.00	1,520.00	0.00	1,520.00
Parking Pass	0.00	275.00	0.00	275.00
NSF Fees Collected	0.00	35.00	0.00	35.00
Fines	0.00	1,425.00	0.00	1,425.00
Total Operating Income	691,200.00	176,079.69	172,800.00	3,279.69
Expense				
Office Supplies	700.00	320.22	175.02	-145.20
Accounting	350.00	350.00	87.51	-262.49
Landscaping Expense/Supplies	5,000.00	2,776.36	1,250.01	-1,526.35
Security Cameras	0.00	120.00	0.00	-120.00
Termite Treatment Contract	3,600.00	3,600.00	900.00	-2,700.00
Pool Contract	18,000.00	4,500.00	4,500.00	0.00
Pool Supplies and Repairs	10,000.00	581.72	2,500.02	1,918.30
Telephone (pool)	1,515.24	398.22	378.81	-19.41
Contingency	10,000.00	1,841.60	2,500.02	658.42
Management Contract	21,600.00	5,400.00	5,400.00	0.00
Insurance	0.00	32,397.45	0.00	-32,397.45
Landscaping Contract	23,000.00	5,750.01	5,750.01	0.00
Legal Fees	500.00	0.00	125.01	125.01
On-Site Property Maintenance	44,000.00	11,000.01	11,000.01	0.00
Pool Maintenance	4,000.00	0.00	1,000.02	1,000.02
General Maintenance & Repairs	30,000.00	25,225.00	7,500.00	-17,725.00
Pest Control	17,422.00	5,376.00	4,355.52	-1,020.48
Pool License	225.00	225.00	56.25	-168.75
Reserve Contributions Expense	69,120.00	17,280.00	17,280.00	0.00

Budget V Actual YTD- Operating(Accrual Only)

Account Name	Annual Budget	YTD Actual	YTD Budget	YTD \$ Var.
Security	58,400.00	16,275.12	14,600.01	-1,675.11
Supplies/Materials	5,000.00	731.26	1,250.01	518.75
Real Property Tax	16.11	0.00	4.05	4.05
Water & Sewer	140,000.00	30,770.92	35,000.01	4,229.09
Internet	3,739.84	988.85	934.98	-53.87
Electric	22,000.00	5,563.60	5,500.02	-63.58
Trash	49,800.00	18,093.72	12,450.00	-5,643.72
Dumpster	13,800.00	1,450.34	3,450.00	1,999.66
Loan Expense	139,411.81	0.00	34,852.96	34,852.96
Total Operating Expense	691,200.00	191,015.40	172,800.25	-18,215.15
Total Operating Income	691,200.00	176,079.69	172,800.00	3,279.69
Total Operating Expense	691,200.00	191,015.40	172,800.25	-18,215.15
NOI - Net Operating Income	0.00	-14,935.71	-0.25	-14,935.46
Total Income	691,200.00	176,079.69	172,800.00	3,279.69
Total Expense	691,200.00	191,015.40	172,800.25	-18,215.15
Net Income	0.00	-14,935.71	-0.25	-14,935.46

Budget V Actual YTD- Reserve (Accrual Only)

Properties: Quail Marsh HOA - 1756 Highway 501 Myrtle Beach, SC 29577

As of: Mar 2026

Accounting Basis: Accrual

Fund Type: Reserve

Cost Center: All

GL Account Map: None - use master chart of accounts

Level of Detail: Detail View

Account Name	Annual Budget	YTD Actual	YTD Budget	YTD \$ Var.
Income				
Contributions to Reserve	69,120.00	17,280.00	17,280.00	0.00
Total Reserve Income	69,120.00	17,280.00	17,280.00	0.00
Expense				
Reserve Expenses	0.00	190,300.00	0.00	-190,300.00
Total Reserve Expense	0.00	190,300.00	0.00	-190,300.00
Total Reserve Income	69,120.00	17,280.00	17,280.00	0.00
Total Reserve Expense	0.00	190,300.00	0.00	-190,300.00
Net Reserve	69,120.00	-173,020.00	17,280.00	-190,300.00
Total Income	69,120.00	17,280.00	17,280.00	0.00
Total Expense	0.00	190,300.00	0.00	-190,300.00
Net Income	69,120.00	-173,020.00	17,280.00	-190,300.00