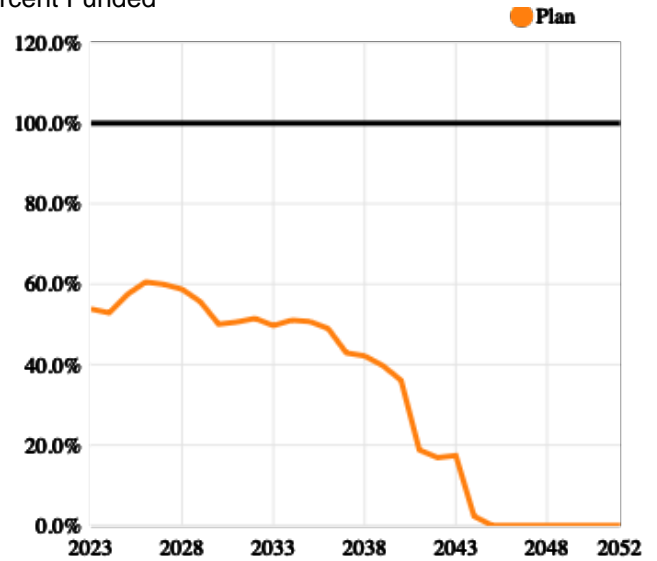
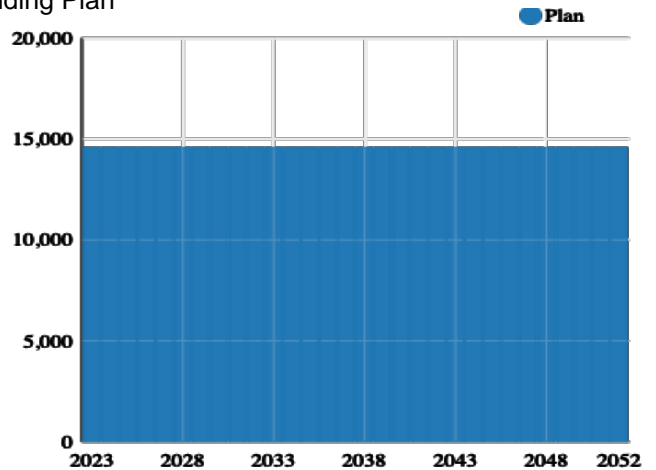


RESERVE CONTRIBUTION	PER UNIT
1213	12.51
1ST INCREASE (%)	NUMBER OF YEARS
0	0
2ND INCREASE (%)	NUMBER OF YEARS
0.00	0
1ST YEAR SPECIAL ASSESSMENT	PER UNIT
0.00	0
2ND YEAR SPECIAL ASSESSMENT	PER UNIT
0.00	0
3RD YEAR SPECIAL ASSESSMENT	PER UNIT
0.00	0
4TH YEAR SPECIAL ASSESSMENT	PER UNIT
0.00	0
5TH YEAR SPECIAL ASSESSMENT	PER UNIT
0.00	0

Percent Funded

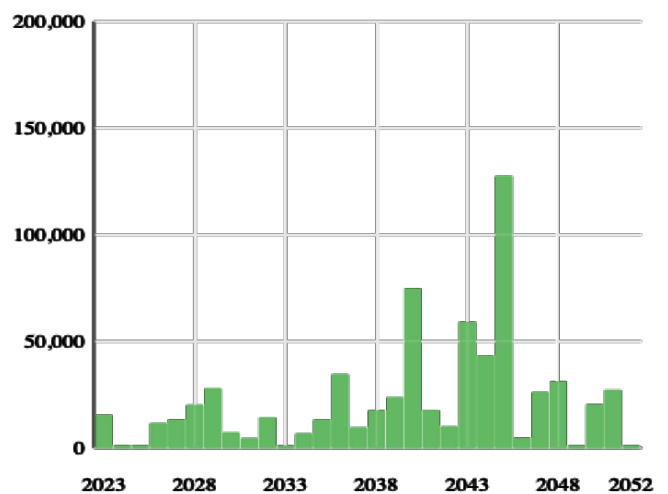


Funding Plan



STARTING INFORMATION		
NUMBER OF UNITS	BASE YEAR	BUDGET INTERVAL
97	2023	Monthly
FULLY FUNDED BALANCE	PERCENT FUNDED	
103,536.67	53.8%	
STARTING RESERVE BALANCE	INTEREST	INFLATION
55,721.00	1.00%	3.00%
ASSOC RESERVES PERIOD START	ASSOC RESERVES PERIOD END	
01/01/2023	12/31/2023	

Annual Reserve Expenses



#	Y/N	Component	Quantity	UL	RUL	Current Cost	Notes
<b>General Common Areas</b>							
1	Y	Roof - Managers Res. Replace	Approx 1500 Sq Ft	30	25	2,900	
2	Y	Exterior-MR - Replace	Approx 1200	25	11	4,500	
3	Y	Appliances-MR	Stove,Fridge,DW, AC	15	9	6,000	
4	Y	Appliances -MR	Hot Water Tank	12	8	1,000	
5	Y	Flooring,Paint -MR	560 sq.ft	15	12	6,000	
6	Y	Roof - Owls Nest	Approx 4000 sq.ft.	30	25	9,850	
7	Y	Flooring,laminate - ON	Apprtox.1500 sq.ft.	30	20	4,500	
8	Y	Appliances - ON	Hot Water Tank	12	4	9,500	
9	Y	Exterior-ON - Replace	Approx 2500 sq.ft.	30	16	5,000	
10	Y	Plumbing - ON	6 Toilets 2 Urinals,Taps etc.	20	15	1,000	
11	Y	Appliances - ON	Stove,Fridge,	15	9	1,600	
12	Y	Appliances - ON	Coin Washer,Dryer	15	3	5,000	
13	Y	Paint - ON	Bathrooms,Hall	12	7	5,500	
15	Y	Deep Well Pump - Water System	1	5	3	2,200	
16	Y	Pressure pumps - WS	2	10	4	2,000	
17	Y	Beach Cleaner		20	17	21,500	
18	Y	Mule ATV		15	6	15,000	
19	Y	Roads,Culbverts etc.	600ft	3	3	3,000	
20	Y	Tractor	1	30	22	66,300	
21	Y	Lawnmower	1	15	5	15,000	
22	Y	Equipment Shed	1	20	17	20,000	
23	Y	Garage type shed	1	20	20	2,000	
24	Y	Key Card FrontGate & Mechanism	1	20	14	4,000	
25	Y	Docks,Boat Launch		15	0	5,000	
26	Y	Water Treatment System		15	6	5,000	
27	Y	Septic Field Managers Residence		30	13	21,000	
28	Y	Back - up Generator		20	17	3,500	
29	Y	Boat Launch		20	0	10,000	
30	Y	Playground		10	5	2,000	
<b>29 Components</b>						<b>259,850</b>	

#	Component	Useful life (yrs)	Rem. Useful Life (yrs)	Current Cost. Estimate
General Common Areas				
1	Roof - Managers Res. Replace	30	25	2,900
2	Exterior-MR - Replace	25	11	4,500
3	Appliances-MR	15	9	6,000
4	Appliances -MR	12	8	1,000
5	Flooring,Paint -MR	15	12	6,000
6	Roof - Owls Nest	30	25	9,850
7	Flooring,laminate - ON	30	20	4,500
8	Appliances - ON	12	4	9,500
9	Exterior-ON - Replace	30	16	5,000
10	Plumbing - ON	20	15	1,000
11	Appliances - ON	15	9	1,600
12	Appliances - ON	15	3	5,000
13	Paint - ON	12	7	5,500
15	Deep Well Pump - Water System	5	3	2,200
16	Pressure pumps - WS	10	4	2,000
17	Beach Cleaner	20	17	21,500
18	Mule ATV	15	6	15,000
19	Roads,Culbverts etc.	3	3	3,000
20	Tractor	30	22	66,300
21	Lawnmower	15	5	15,000
22	Equipment Shed	20	17	20,000
23	Garage type shed	20	20	2,000
24	Key Card FrontGate & Mechanism	20	14	4,000
25	Docks,Boat Launch	15	0	5,000
26	Water Treatment System	15	6	5,000
27	Septic Field Managers Residence	30	13	21,000
28	Back - up Generator	20	17	3,500
29	Boat Launch	20	0	10,000
30	Playground	10	5	2,000
29	Total Funded Components			