

Ventura CC HOA, Inc.
BOD - Balance Sheet - December, 2025

Pg 1

Year
To Date

ASSETS

Current Assets

Operating Accounts

Truist BB&T Bank	132,977.45
Truist SunTrust Bank	294,113.53

Total Operating Accounts	427,090.98
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Reserve Accounts

TROWE Cash and Margin Account	2,050,920.91
BB&T Bank - Reserves	835,807.97

Total Reserve Accounts	2,886,728.88
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Petty Cash

Petty Cash - HOA	1,400.00
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Total Petty Cash	1,400.00
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Register Funds

Register - Pro Shop	500.00
Register - HOA	300.00
Register - F&B	500.00

Total Register Funds	1,300.00
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Accounts Receivables

Accounts Receivable	36,322.83
Accounts Receivable - RV	3,413.00
Reserve For Doubtful Accounts	-26,227.00

Total Accounts Receivables	13,508.83
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Other Current Assets

	Year To Date
Prepaid Expenses	132,161.90
Inventory	
Inventory - Pro Shop	68,070.69
Inventory - F&B	41,272.00

Total Inventory	109,342.69

Total Other Current Assets	241,504.59

Total Current Assets	3,571,533.28

Fixed Assets	
Equipment - Clubhouse	5,200.00
Equipment - Proshop	15,065.26
Equipment - HOA	44,597.73
Equipment - Capital Purchase	36,642.54
Machinery & Equipment - Common	16,824.94
Machinery & Equipment - Course	14,695.65
Machinery & Equipment - Shared	16,869.46
Vehicles - Maintenance	24,600.00
Other Building & Amenities	74,929.76
Accumulated Depreciation	-229,495.40

Total Fixed Assets	19,929.94

TOTAL ASSETS	3,591,463.22
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LIABILITIES & EQUITY

LIABILITIES

Accounts Payable	
Accounts Payable	83,719.09

Total Accounts Payable	83,719.09

	Year To Date
Accounts Payable - Reserves	839.10
Other Current Liabilities	
Sales Tax Payable	25,263.34
Prepaid - Assessments	112,293.77
Prepaid - RV	1,740.00
Deferred Revenue - Golf Membership	99,838.01
Deferred Revenue - Trail Fees	24,800.00
Deferred Revenue - Cart Seat	18,675.00
Deferred Revenue - Locker Rental	320.00
Deferred Revenue - Range Use	145.00
Deferred Revenue - Cart Coupon	6,947.50
Refundable Banquet Deposits	1,850.00
Refundable Key/Card Deposits	6,240.00
Gift Certificates	3,922.56
Committee Funds	912.36
Credit Book	27,901.21
Accrued Wages	52,698.00
Accrued Expenses	61,054.73

Total Other Current Liabilities	444,601.48

TOTAL LIABILITIES	529,159.67

EQUITY	
Current Year - Net Income	660.34
Current Year - Net Income Reserves	745,896.30
HOA Fund Balance	175,753.43
Reserve Fund Balance	2,139,993.48

TOTAL EQUITY	3,062,303.55

TOTAL LIABILITIES & EQUITY	3,591,463.22
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