Balance Sheet

Portfolios: Aspen Lake Association c/o SG Development Company, LLC
As of: 05/31/2026 (End of Last Month)
Accounting Basis: Cash
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	
Cash- Operating Account	27,800.60
Cash- MM/Savings Account	68,569.69
Total Operating Cash	96,370.29
Total Cash	96,370.29
TOTAL ASSETS	96,370.29
LIABILITIES & CAPITAL	
Liabilities	
Accruals-Other	
Pre-Paid Rents	3,400.00
Total Accruals-Other	3,400.00
Total Liabilities	3,400.00
Capital	
Calculated Retained Earnings	9,060.50
Calculated Prior Years Retained Earnings	83,909.79
Total Capital	92,970.29
TOTAL LIABILITIES & CAPITAL	96,370.29

Cash Flow

SG Property Management, L.L.C.

Portfolios: Aspen Lake Association c/o SG Development Company, LLC

Date Range: 05/01/2026 to 05/31/2026 (Last Month)

Accounting Basis: Cash

Additional Cash GL Accounts: None

GL Account Map: None - use master chart of accounts

Level of Detail: Detail View

Include Zero Balance GL Accounts: No

Account Name	Selected Period	Fiscal Year To Date
Operating Income & Expense		
Income		
Rental Revenue		
Tenant Charges	0.00	50.00
Total Rental Revenue	0.00	50.00
Association Income	12,200.00	97,400.00
Other Revenue		
Vending Income	0.00	2,701.50
Total Other Revenue	0.00	2,701.50
Interest Income		
Interest Income	0.00	28.87
Total Interest Income	0.00	28.87
Total Operating Income	12,200.00	100,180.37
Expense		
Management Fees		
Management Fee Res. Int.	1,200.00	9,600.00
Total Management Fees	1,200.00	9,600.00
Repairs & Maintenance		
Building Repairs & Maint.	187.50	1,715.00
Cleaning	201.40	2,106.85
3rd Party Building/Common Area Repairs & Maintenance	0.00	1,839.30
Landscaping	0.00	3,498.00
Lawn Care	583.00	2,847.16
Pest Control	0.00	402.80
Snow Removal	0.00	7,732.00
Trash Removal	602.47	4,542.45
Maintenance Materials	0.00	70.00
Maintenance Materials Credit Card	71.00	175.94
Total Repairs & Maintenance	1,645.37	24,929.50
Insurance		
Insurance	0.00	51,046.04
Total Insurance	0.00	51,046.04
Utilities		
Electric - Common Area	214.53	2,345.12
Water and Sewer	61.54	476.95
Total Utilities	276.07	2,822.07
Other Expenses		
Legal & Professional Fees	0.00	325.00

Cash Flow

Account Name	Selected Period	Fiscal Year To Date
Taxes & Licenses	2,140.00	2,140.00
Computer & Software Exp.	58.62	457.26
Dues & Subscriptions	0.00	-200.00
Total Other Expenses	2,198.62	2,722.26
Total Operating Expense	5,320.06	91,119.87
NOI - Net Operating Income	6,879.94	9,060.50
Total Income	12,200.00	100,180.37
Total Expense	5,320.06	91,119.87
Net Income	6,879.94	9,060.50
Cash Flow	6,879.94	9,060.50
Beginning Cash	23,520.66	33,368.97
Beginning Cash + Cash Flow	30,400.60	42,429.47
Actual Ending Cash	27,800.60	27,800.60

Annual Budget - Comparative

Portfolios: Aspen Lake Association c/o SG Development Company, LLC
As of: May 2026
Additional Account Types: None
Accounting Basis: Cash
GL Account Map: None - use master chart of accounts
Level of Detail: Detail View

Account Name	MTD Actual	MTD Budget	MTD $ Var.	MTD % Var.	YTD Actual	YTD Budget	YTD $ Var.	YTD % Var.	Annual Budget
Income									
Rental Revenue									
Tenant Charges	0.00	0.00	0.00	0.00%	50.00	0.00	50.00	–	0.00
Total Rental Revenue	0.00	0.00	0.00	**0.00%**	50.00	0.00	50.00	**–**	0.00
Association Income	12,200.00	12,000.00	200.00	1.67%	97,400.00	96,000.00	1,400.00	1.46%	144,000.00
Other Revenue									
Vending Income	0.00	391.00	-391.00	-100.00%	2,701.50	3,128.00	-426.50	-13.63%	4,692.00
Total Other Revenue	0.00	391.00	-391.00	**-100.00%**	2,701.50	3,128.00	-426.50	**-13.63%**	4,692.00
Interest Income									
Interest Income	0.00	3.45	-3.45	-100.00%	28.87	27.60	1.27	4.60%	41.40
Total Interest Income	0.00	3.45	-3.45	**-100.00%**	28.87	27.60	1.27	**4.60%**	41.40
Total Operating Income	12,200.00	12,394.45	-194.45	**-1.57%**	100,180.37	99,155.60	1,024.77	**1.03%**	148,733.40
Expense									
Management Fees									
Management Fee Res. Int.	1,200.00	1,200.00	0.00	0.00%	9,600.00	9,600.00	0.00	0.00%	14,400.00
Total Management Fees	1,200.00	1,200.00	0.00	**0.00%**	9,600.00	9,600.00	0.00	**0.00%**	14,400.00
Repairs & Maintenance									
Building Repairs & Maint.	187.50	300.00	112.50	37.50%	1,715.00	2,400.00	685.00	28.54%	3,600.00
Grounds Repairs & Maint.	0.00	301.25	301.25	100.00%	0.00	2,410.00	2,410.00	100.00%	3,615.00
Appliances	0.00	121.00	121.00	100.00%	0.00	968.00	968.00	100.00%	1,452.00
Cleaning	201.40	272.00	70.60	25.96%	2,106.85	2,176.00	69.15	3.18%	3,264.00
3rd Party Building/ Common Area Repairs & Maintenance	0.00	600.00	600.00	100.00%	1,839.30	4,800.00	2,960.70	61.68%	7,200.00

Annual Budget - Comparative

Account Name	MTD Actual	MTD Budget	MTD $ Var.	MTD % Var.	YTD Actual	YTD Budget	YTD $ Var.	YTD % Var.	Annual Budget
Landscaping	0.00	0.00	0.00	0.00%	3,498.00	0.00	-3,498.00	–	0.00
Lawn Care	583.00	1,000.00	417.00	41.70%	2,847.16	3,500.00	652.84	18.65%	7,500.00
Pest Control	0.00	321.18	321.18	100.00%	402.80	2,569.44	2,166.64	84.32%	3,854.16
Snow Removal	0.00	0.00	0.00	0.00%	7,732.00	10,000.00	2,268.00	22.68%	10,000.00
Trash Removal	602.47	650.00	47.53	7.31%	4,542.45	5,200.00	657.55	12.65%	7,800.00
Maintenance Materials	0.00	25.00	25.00	100.00%	70.00	200.00	130.00	65.00%	300.00
Maintenance Materials Credit Card	71.00	10.00	-61.00	-610.00%	175.94	80.00	-95.94	-119.92%	120.00
Total Repairs & Maintenance	1,645.37	3,600.43	1,955.06	**54.30%**	24,929.50	34,303.44	9,373.94	**27.33%**	48,705.16
Insurance									
Insurance	0.00	3,721.42	3,721.42	100.00%	51,046.04	28,079.81	-22,966.23	-81.79%	42,965.49
Total Insurance	0.00	3,721.42	3,721.42	**100.00%**	51,046.04	28,079.81	-22,966.23	**-81.79%**	42,965.49
Utilities									
Electric - Common Area	214.53	270.00	55.47	20.54%	2,345.12	2,160.00	-185.12	-8.57%	3,240.00
Water and Sewer	61.54	70.00	8.46	12.09%	476.95	560.00	83.05	14.83%	840.00
Total Utilities	276.07	340.00	63.93	**18.80%**	2,822.07	2,720.00	-102.07	**-3.75%**	4,080.00
Other Expenses									
Legal & Professional Fees	0.00	0.00	0.00	0.00%	325.00	0.00	-325.00	–	0.00
Taxes & Licenses	2,140.00	0.00	-2,140.00	–	2,140.00	2,200.00	60.00	2.73%	2,200.00
Office Supplies & Postage	0.00	5.00	5.00	100.00%	0.00	40.00	40.00	100.00%	60.00
Computer & Software Exp.	58.62	54.71	-3.91	-7.15%	457.26	437.68	-19.58	-4.47%	656.52
Dues & Subscriptions	0.00	0.00	0.00	0.00%	-200.00	0.00	200.00	–	0.00
Total Other Expenses	2,198.62	59.71	-2,138.91	**-3582.16%**	2,722.26	2,677.68	-44.58	**-1.66%**	2,916.52
Total Operating Expense	5,320.06	8,921.56	3,601.50	**40.37%**	91,119.87	77,380.93	-13,738.94	**-17.75%**	113,067.17
Total Operating Income	12,200.00	12,394.45	-194.45	-1.57%	100,180.37	99,155.60	1,024.77	1.03%	148,733.40
Total Operating Expense	5,320.06	8,921.56	3,601.50	40.37%	91,119.87	77,380.93	-13,738.94	-17.75%	113,067.17
NOI - Net Operating Income	6,879.94	3,472.89	3,407.05	**98.10%**	9,060.50	21,774.67	-12,714.17	**-58.39%**	35,666.23

Annual Budget - Comparative

Account Name	MTD Actual	MTD Budget	MTD $ Var.	MTD % Var.	YTD Actual	YTD Budget	YTD $ Var.	YTD % Var.	Annual Budget
Total Income	12,200.00	12,394.45	-194.45	-1.57%	100,180.37	99,155.60	1,024.77	1.03%	148,733.40
Total Expense	5,320.06	8,921.56	3,601.50	40.37%	91,119.87	77,380.93	-13,738.94	-17.75%	113,067.17
Net Income	6,879.94	3,472.89	3,407.05	**98.10%**	9,060.50	21,774.67	-12,714.17	**-58.39%**	35,666.23

Report Builder - Annual Budget - Forecast

Base Report: Annual Budget - Forecast

SG Property Management, L.L.C.

Portfolios: Aspen Lake Association c/o SG Development Company, LLC

Period Range: Oct 2025 to Sep 2026

Accounting Basis: Cash

GL Account Map: None - use master chart of accounts

Account Name	Oct Actuals	Nov Actuals	Dec Actuals	Jan Actuals	Feb Actuals	Mar Actuals	Apr Actuals	May Actuals	Jun Budget	Jul Budget	Aug Budget	Sep Budget	Forecast Total	Annual Budget
Aspen Lake Association - 2601-2643 Westwinds Drive Iowa City, IA 52246 - 2025-2026 Aspen Lake Budget														
Income														
Rental Revenue														
Tenant Charges	0.00	0.00	0.00	0.00	50.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	50.00	0.00
Total Rental Revenue	0.00	0.00	0.00	0.00	50.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	50.00	0.00
Association Income	10,200.00	13,400.00	12,600.00	10,800.00	10,800.00	15,200.00	12,200.00	12,200.00	12,000.00	12,000.00	12,000.00	12,000.00	145,400.00	144,000.00
Other Revenue														
Vending Income	310.75	0.00	725.00	308.75	0.00	718.00	639.00	0.00	391.00	391.00	391.00	391.00	4,265.50	4,692.00
Total Other Revenue	310.75	0.00	725.00	308.75	0.00	718.00	639.00	0.00	391.00	391.00	391.00	391.00	4,265.50	4,692.00
Interest Income														
Interest Income	0.00	0.00	13.84	0.00	0.00	15.03	0.00	0.00	3.45	3.45	3.45	3.45	42.67	41.40
Total Interest Income	0.00	0.00	13.84	0.00	0.00	15.03	0.00	0.00	3.45	3.45	3.45	3.45	42.67	41.40
Total Forecast Income	10,510.75	13,400.00	13,338.84	11,108.75	10,850.00	15,933.03	12,839.00	12,200.00	12,394.45	12,394.45	12,394.45	12,394.45	149,758.17	148,733.40
Expense														
Management Fees														
Management Fee Res. Int.	1,200.00	1,200.00	1,200.00	1,200.00	1,200.00	1,200.00	1,200.00	1,200.00	1,200.00	1,200.00	1,200.00	1,200.00	14,400.00	14,400.00
Total Management Fees	1,200.00	1,200.00	1,200.00	1,200.00	1,200.00	1,200.00	1,200.00	1,200.00	1,200.00	1,200.00	1,200.00	1,200.00	14,400.00	14,400.00
Repairs & Maintenance														

Report Builder - Annual Budget - Forecast

Account Name	Oct Actuals	Nov Actuals	Dec Actuals	Jan Actuals	Feb Actuals	Mar Actuals	Apr Actuals	May Actuals	Jun Budget	Jul Budget	Aug Budget	Sep Budget	Forecast Total	Annual Budget
Building Repairs & Maint.	0.00	390.00	0.00	550.00	150.00	100.00	337.50	187.50	300.00	300.00	300.00	300.00	2,915.00	3,600.00
Grounds Repairs & Maint.	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	301.25	301.25	301.25	301.25	1,205.00	3,615.00
Appliances	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	121.00	121.00	121.00	121.00	484.00	1,452.00
Cleaning	402.80	201.40	495.65	201.40	201.40	201.40	201.40	201.40	272.00	272.00	272.00	272.00	3,194.85	3,264.00
3rd Party Building/ Common Area Repairs & Maintenance	1,270.72	568.58	0.00	0.00	0.00	0.00	0.00	0.00	600.00	600.00	600.00	600.00	4,239.30	7,200.00
Landscaping	0.00	0.00	0.00	0.00	0.00	0.00	3,498.00	0.00	0.00	0.00	0.00	0.00	3,498.00	0.00
Lawn Care	515.16	1,338.78	171.72	0.00	0.00	238.50	0.00	583.00	1,000.00	1,000.00	1,000.00	1,000.00	6,847.16	7,500.00
Pest Control	100.70	100.70	0.00	100.70	0.00	100.70	0.00	0.00	321.18	321.18	321.18	321.18	1,687.52	3,854.16
Snow Removal	0.00	0.00	4,400.00	1,732.00	400.00	0.00	1,200.00	0.00	0.00	0.00	0.00	0.00	7,732.00	10,000.00
Trash Removal	481.76	591.67	526.87	575.47	526.87	726.67	510.67	602.47	650.00	650.00	650.00	650.00	7,142.45	7,800.00
Maintenance Materials	0.00	0.00	0.00	30.00	0.00	25.00	15.00	0.00	25.00	25.00	25.00	25.00	170.00	300.00
Maintenance Materials Credit Card	0.00	0.00	0.00	0.00	0.00	104.94	0.00	71.00	10.00	10.00	10.00	10.00	215.94	120.00
Total Repairs & Maintenance	2,771.14	3,191.13	5,594.24	3,189.57	1,278.27	1,497.21	5,762.57	1,645.37	3,600.43	3,600.43	3,600.43	3,600.43	39,331.22	48,705.16
Insurance														
Insurance	3,383.11	3,383.11	3,383.11	3,383.11	3,382.79	0.00	34,130.81	0.00	3,721.42	3,721.42	3,721.42	3,721.42	65,931.72	42,965.49
Total Insurance	3,383.11	3,383.11	3,383.11	3,383.11	3,382.79	0.00	34,130.81	0.00	3,721.42	3,721.42	3,721.42	3,721.42	65,931.72	42,965.49
Utilities														
Electric - Common Area	146.51	158.83	272.28	412.43	440.22	378.24	322.08	214.53	270.00	270.00	270.00	270.00	3,425.12	3,240.00
Water and Sewer	57.58	54.52	72.86	52.37	53.24	58.93	65.91	61.54	70.00	70.00	70.00	70.00	756.95	840.00
Total Utilities	204.09	213.35	345.14	464.80	493.46	437.17	387.99	276.07	340.00	340.00	340.00	340.00	4,182.07	4,080.00
Other														

Report Builder - Annual Budget - Forecast

Account Name	Oct Actuals	Nov Actuals	Dec Actuals	Jan Actuals	Feb Actuals	Mar Actuals	Apr Actuals	May Actuals	Jun Budget	Jul Budget	Aug Budget	Sep Budget	Forecast Total	Annual Budget
Expenses														
Legal & Professional Fees	0.00	0.00	325.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	325.00	0.00
Taxes & Licenses	0.00	0.00	0.00	0.00	0.00	0.00	0.00	2,140.00	0.00	0.00	0.00	0.00	2,140.00	2,200.00
Office Supplies & Postage	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	5.00	5.00	5.00	5.00	20.00	60.00
Computer & Software Exp.	56.67	56.67	56.67	56.67	56.67	56.67	58.62	58.62	54.71	54.71	54.71	54.71	676.10	656.52
Dues & Subscriptions	0.00	0.00	0.00	0.00	0.00	-200.00	0.00	0.00	0.00	0.00	0.00	0.00	-200.00	0.00
Total Other Expenses	56.67	56.67	381.67	56.67	56.67	-143.33	58.62	2,198.62	59.71	59.71	59.71	59.71	2,961.10	2,916.52
Total Forecast Expense	7,615.01	8,044.26	10,904.16	8,294.15	6,411.19	2,991.05	41,539.99	5,320.06	8,921.56	8,921.56	8,921.56	8,921.56	126,806.11	113,067.17
Total Forecast Income	10,510.75	13,400.00	13,338.84	11,108.75	10,850.00	15,933.03	12,839.00	12,200.00	12,394.45	12,394.45	12,394.45	12,394.45	149,758.17	148,733.40
Total Forecast Expense	7,615.01	8,044.26	10,904.16	8,294.15	6,411.19	2,991.05	41,539.99	5,320.06	8,921.56	8,921.56	8,921.56	8,921.56	126,806.11	113,067.17
Net Operating Income	2,895.74	5,355.74	2,434.68	2,814.60	4,438.81	12,941.98	-28,700.99	6,879.94	3,472.89	3,472.89	3,472.89	3,472.89	22,952.06	35,666.23
Cash														
Operating Cash														
Cash- Operating Account	495.74	3,955.74	-579.16	814.60	2,438.81	11,926.95	-28,900.99	4,279.94	0.00	0.00	0.00	0.00	-5,568.37	
Cash- MM/ Savings Account	2,000.00	2,000.00	2,013.84	2,000.00	2,000.00	2,015.03	2,000.00	2,000.00	0.00	0.00	0.00	0.00	16,028.87	
Total Operating Cash	2,495.74	5,955.74	1,434.68	2,814.60	4,438.81	13,941.98	-26,900.99	6,279.94	0.00	0.00	0.00	0.00	10,460.50	
Total Forecast Cash	2,495.74	5,955.74	1,434.68	2,814.60	4,438.81	13,941.98	-26,900.99	6,279.94	0.00	0.00	0.00	0.00	10,460.50	

Report Builder - Annual Budget - Forecast

Account Name	Oct Actuals	Nov Actuals	Dec Actuals	Jan Actuals	Feb Actuals	Mar Actuals	Apr Actuals	May Actuals	Jun Budget	Jul Budget	Aug Budget	Sep Budget	Forecast Total	Annual Budget
Liability														
Accruals-Other														
Pre-Paid Rents	-400.00	600.00	-1,000.00	0.00	0.00	1,000.00	1,800.00	-600.00	0.00	0.00	0.00	0.00	1,400.00	
Total Accruals-Other	-400.00	600.00	-1,000.00	0.00	0.00	1,000.00	1,800.00	-600.00	0.00	0.00	0.00	0.00	1,400.00	
Total Forecast Liability	-400.00	600.00	-1,000.00	0.00	0.00	1,000.00	1,800.00	-600.00	0.00	0.00	0.00	0.00	1,400.00	
Total														

Income Statement - 12 Month

SG Property Management, L.L.C.

Portfolios: Aspen Lake Association c/o SG Development Company, LLC

Fund Type: All

Period Range: Jun 2025 to May 2026 (Trailing 12 Months)

Accounting Basis: Cash

GL Account Map: SG Format

Level of Detail: Detail View

Include Zero Balance GL Accounts: No

Account Name	Jun 2025	Jul 2025	Aug 2025	Sep 2025	Oct 2025	Nov 2025	Dec 2025	Jan 2026	Feb 2026	Mar 2026	Apr 2026	May 2026	Total
Operating Income & Expense													
Income													
Rental Revenue													
Tenant Charges	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	50.00	0.00	0.00	0.00	50.00
Total Rental Revenue	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	50.00	0.00	0.00	0.00	50.00
Association Income	13,600.00	12,910.00	11,600.00	11,400.00	10,200.00	13,400.00	12,600.00	10,800.00	10,800.00	15,200.00	12,200.00	12,200.00	146,910.00
Other Revenue													
Vending Income	356.00	396.00	358.25	289.85	310.75	0.00	725.00	308.75	0.00	718.00	639.00	0.00	4,101.60
Total Other Revenue	356.00	396.00	358.25	289.85	310.75	0.00	725.00	308.75	0.00	718.00	639.00	0.00	4,101.60
Interest Income													
Interest Income	9.82	0.00	0.00	12.16	0.00	0.00	13.84	0.00	0.00	15.03	0.00	0.00	50.85
Total Interest Income	9.82	0.00	0.00	12.16	0.00	0.00	13.84	0.00	0.00	15.03	0.00	0.00	50.85
Total Operating Income	13,965.82	13,306.00	11,958.25	11,702.01	10,510.75	13,400.00	13,338.84	11,108.75	10,850.00	15,933.03	12,839.00	12,200.00	151,112.45
Expense													
Management Fees													
Management Fee	1,200.00	1,200.00	1,200.00	1,200.00	1,200.00	1,200.00	1,200.00	1,200.00	1,200.00	1,200.00	1,200.00	1,200.00	14,400.00
Total Management Fees	1,200.00	1,200.00	1,200.00	1,200.00	1,200.00	1,200.00	1,200.00	1,200.00	1,200.00	1,200.00	1,200.00	1,200.00	14,400.00
Repairs &													

Income Statement - 12 Month

Account Name	Jun 2025	Jul 2025	Aug 2025	Sep 2025	Oct 2025	Nov 2025	Dec 2025	Jan 2026	Feb 2026	Mar 2026	Apr 2026	May 2026	Total
Maintenance													
3rd Party Building/ Common Area Repairs & Maintenance	0.00	0.00	0.00	0.00	1,270.72	568.58	0.00	0.00	0.00	0.00	0.00	0.00	1,839.30
Maintenance Materials Credit Card	26.48	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	104.94	0.00	71.00	202.42
Total Repairs & Maintenance	26.48	0.00	0.00	0.00	1,270.72	568.58	0.00	0.00	0.00	104.94	0.00	71.00	2,041.72
Repairs & Maintenance													
Building Repairs & Maint.	245.00	833.14	2,016.74	650.00	0.00	390.00	0.00	550.00	150.00	100.00	337.50	187.50	5,459.88
Grounds Repairs & Maint.	0.00	0.00	153.70	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	153.70
Cleaning	201.40	392.20	201.40	201.40	402.80	201.40	495.65	201.40	201.40	201.40	201.40	201.40	3,103.25
Landscaping	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	3,498.00	0.00	3,498.00
Lawn Care	686.88	913.72	3,244.66	858.60	515.16	1,338.78	171.72	0.00	0.00	238.50	0.00	583.00	8,551.02
Pest Control	0.00	212.00	212.00	106.00	100.70	100.70	0.00	100.70	0.00	100.70	0.00	0.00	932.80
Snow Removal	0.00	0.00	0.00	0.00	0.00	0.00	4,400.00	1,732.00	400.00	0.00	1,200.00	0.00	7,732.00
Trash Removal	481.76	1,338.96	1,258.41	665.36	481.76	591.67	526.87	575.47	526.87	726.67	510.67	602.47	8,286.94
Maintenance Materials	0.00	167.50	0.00	50.00	0.00	0.00	0.00	30.00	0.00	25.00	15.00	0.00	287.50
Total Repairs & Maintenance	1,615.04	3,857.52	7,086.91	2,531.36	1,500.42	2,622.55	5,594.24	3,189.57	1,278.27	1,392.27	5,762.57	1,574.37	38,005.09
Utilities													
Electric - Common Area	0.00	0.00	0.00	0.00	146.51	158.83	272.28	412.43	440.22	378.24	322.08	214.53	2,345.12
Water and Sewer	0.00	0.00	0.00	0.00	57.58	54.52	72.86	52.37	53.24	58.93	65.91	61.54	476.95
Total Utilities	0.00	0.00	0.00	0.00	204.09	213.35	345.14	464.80	493.46	437.17	387.99	276.07	2,822.07
Utilities													
Utilities	350.74	264.32	227.24	218.80	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	1,061.10
Total Utilities	350.74	264.32	227.24	218.80	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	1,061.10
Other													

Income Statement - 12 Month

Account Name	Jun 2025	Jul 2025	Aug 2025	Sep 2025	Oct 2025	Nov 2025	Dec 2025	Jan 2026	Feb 2026	Mar 2026	Apr 2026	May 2026	Total
Expenses													
Legal & Professional Fees	0.00	0.00	0.00	0.00	0.00	0.00	325.00	0.00	0.00	0.00	0.00	0.00	325.00
Insurance	3,383.11	3,383.11	3,383.11	3,383.11	3,383.11	3,383.11	3,383.11	3,383.11	3,382.79	0.00	34,130.81	0.00	64,578.48
Taxes & Licenses	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	2,140.00	2,140.00
Computer & Software Exp.	52.76	54.71	54.71	54.71	56.67	56.67	56.67	56.67	56.67	56.67	58.62	58.62	674.15
Dues & Subscriptions	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	-200.00	0.00	0.00	-200.00
Total Other Expenses	3,435.87	3,437.82	3,437.82	3,437.82	3,439.78	3,439.78	3,764.78	3,439.78	3,439.46	-143.33	34,189.43	2,198.62	67,517.63
Total Operating Expense	6,628.13	8,759.66	11,951.97	7,387.98	7,615.01	8,044.26	10,904.16	8,294.15	6,411.19	2,991.05	41,539.99	5,320.06	125,847.61
NOI - Net Operating Income	7,337.69	4,546.34	6.28	4,314.03	2,895.74	5,355.74	2,434.68	2,814.60	4,438.81	12,941.98	-28,700.99	6,879.94	25,264.84
Total Income	13,965.82	13,306.00	11,958.25	11,702.01	10,510.75	13,400.00	13,338.84	11,108.75	10,850.00	15,933.03	12,839.00	12,200.00	151,112.45
Total Expense	6,628.13	8,759.66	11,951.97	7,387.98	7,615.01	8,044.26	10,904.16	8,294.15	6,411.19	2,991.05	41,539.99	5,320.06	125,847.61
Net Income	7,337.69	4,546.34	6.28	4,314.03	2,895.74	5,355.74	2,434.68	2,814.60	4,438.81	12,941.98	-28,700.99	6,879.94	25,264.84

Homeowner Prepayment Balance

Portfolios: Aspen Lake Association c/o SG Development Company, LLC

Homeowners: All

Homeowner Status: All

Prepayment Account: 2157: Pre-Paid Rents

As of: 05/31/2026

Property	Unit	Unit Address	Homeowner	Status	Amount
Aspen Lake Association - 2601-2643 Westwinds Drive Iowa City, IA 52246					
Aspen Lake Association - 2601-2643 Westwinds Drive Iowa City, IA 52246	2601-1	2601 Westwinds #1, #2, #4 2643 Westwinds #4 Iowa City, IA 52246	Ye, Yangbo	Current	800.00
Aspen Lake Association - 2601-2643 Westwinds Drive Iowa City, IA 52246	2617-1	2617 Westwinds Drive #1 Iowa City, IA 52246	Chen, Bin	Current	200.00
Aspen Lake Association - 2601-2643 Westwinds Drive Iowa City, IA 52246	2617-6	2617 Westwinds Drive #6 Iowa City, IA 52246	Waterman, Anna	Current	200.00
Aspen Lake Association - 2601-2643 Westwinds Drive Iowa City, IA 52246	2621-2	2621 Westwinds Drive #2 Iowa City, IA 52246	Fobian, Craig	Current	1,400.00
Aspen Lake Association - 2601-2643 Westwinds Drive Iowa City, IA 52246	2621-4	2621 Westwinds Drive #4 2621 Westwinds Drive #6 Iowa City, IA 52246	Behrens, Greg	Current	400.00
Aspen Lake Association - 2601-2643 Westwinds Drive Iowa City, IA 52246	2639-3	2639 Westwinds Drive #3 Iowa City, IA 52246	Our Gezellig Properties, LLC	Current	200.00
Aspen Lake Association - 2601-2643 Westwinds Drive Iowa City, IA 52246	2639-5	2639 Westwinds Drive #5 Iowa City, IA 52246	LaMantia, Dennis	Current	200.00
					3,400.00
Total					3,400.00

Aged Payables Summary

Portfolios: Aspen Lake Association c/o SG Development Company, LLC

As of: 05/31/2026 (End of Last Month)

Payees: All

Balance: Exclude 0.00

Payee Name	Amount Payable	Not Yet Due	0-30	31-60	61-90	91+
Aspen Lake Association - 2601-2643 Westwinds Drive Iowa City, IA 52246						
HAWKEYE FIRE AND SAFETY COMPANY	528.94	528.94	0.00	0.00	0.00	0.00
CITY OF IOWA CITY UTILITIES	77.24	77.24	0.00	0.00	0.00	0.00
	606.18	606.18	0.00	0.00	0.00	0.00
Total	606.18	606.18	0.00	0.00	0.00	0.00

Check Register Detail

Portfolios: Aspen Lake Association c/o SG Development Company, LLC
Date Range: 05/01/2026 to 05/31/2026 (Last Month)
Bank Accounts: All
Payees: All
Payment Type: All
Include Voided Checks: No
Group GL Totals per Check: No
GL Account Map: None - use master chart of accounts

Payee Name	Check #	Cleared	Check Date	Payment Amount	GL Account #	GL Account Name	Amount	Description	Bill Reference #
CITY OF IOWA CITY UTILITIES	City of Iowa City ACH 5/7/26	Yes	05/07/2026	61.54					
					5509	Water and Sewer	61.54	2605 Westwinds Drive	1095385-321990-04/26
SG Property Management, L.L.C.	1138	Yes	05/07/2026	1,387.50					
					5301	Building Repairs & Maint.	112.50	Replaced the pick guard	4937-1
					5301	Building Repairs & Maint.	75.00	Removed quarters from coin boxes and deposited at Hills Bank. Returned deposit slip back to Chris.	5000-1
					5201	Management Fee Res. Int.	1,200.00	Management Fee Res. Int. for 05/2026	
ABC DISPOSAL SYSTEMS INC.	1139	Yes	05/13/2026	602.47					
					5334	Trash Removal	602.47	Trash and Recycling	1204470
Absolute Outdoor Services	1140	Yes	05/13/2026	583.00					
					5331	Lawn Care	583.00	Mowing, trimming, edging, and Spring application	46315
CITY OF IOWA CITY	1141	Yes	05/13/2026	2,140.00					
					5724	Taxes & Licenses	890.00	Rental Permit: 2631 - 2643	INV-00034909
					5724	Taxes & Licenses	1,250.00	Rental Permit: 2601 - 2621	INV-00035208
Clean Sweep Iowa City LLC	1142	Yes	05/13/2026	201.40					
					5311	Cleaning	201.40	Common Area Cleaning	12193
SG Development Company	1143	Yes	05/13/2026	71.00					
					5733	Maintenance Materials	71.00		04/26-CCMaint

Check Register Detail

Payee Name	Check #	Cleared	Check Date	Payment Amount	GL Account #	GL Account Name	Amount	Description	Bill Reference #
						Credit Card			
SOUTHGATE DEVELOPMENT SERVICES	1144	Yes	05/13/2026	58.62					
					5729	Computer & Software Exp.	58.62	Appfolio Fees	AppfolioFees-05/26
MID AMERICAN ENERGY	MidAmerican ACH 5/ 27/26	Yes	05/27/2026	144.45					
					5504	Electric - Common Area	144.45	2601 Westwinds Drive House	48340-90017-05/26
MID AMERICAN ENERGY	MidAmerican ACH 5/ 27/26	Yes	05/27/2026	70.08					
					5504	Electric - Common Area	70.08	2631 Westwinds Drive House	55900-90019-05/26
Total				5,320.06					

General Ledger

Portfolios: Aspen Lake Association c/o SG Development Company, LLC
Created By: All
GL Accounts: All
Exclude Zero Dollar Receipts From Cash Accounts: Yes
Date Range: 05/01/2026 to 05/31/2026 (Last Month)
Accounting Basis: Cash
Show Reversed Transactions: Yes
GL Account Map: None - use master chart of accounts
Project: All

Property	Date	Payee / Payer	Type	Reference	Debit	Credit	Balance	Description
1001 - Cash- Operating Account								
							23,520.66 Starting Balance	
Aspen Lake Association - 2601-2643 Westwinds Drive Iowa City, IA 52246	05/01/2026		JE	9521		2,000.00	21,520.66	Transfer to Savings Account
Aspen Lake Association - 2601-2643 Westwinds Drive Iowa City, IA 52246	05/01/2026	Bob Chi Chen	eCheck receipt	0B08-5800	1,000.00		22,520.66	May 2026
Aspen Lake Association - 2601-2643 Westwinds Drive Iowa City, IA 52246	05/01/2026	Patrick Adam	eCheck receipt	276E-1370	200.00		22,720.66	May 2026
Aspen Lake Association - 2601-2643 Westwinds Drive Iowa City, IA 52246	05/01/2026	Cedars Property Group LLC	CC receipt	32C8-CFF0	200.00		22,920.66	May 2026
Aspen Lake Association - 2601-2643 Westwinds Drive Iowa City, IA 52246	05/01/2026	Sophie Waterman-Hines	eCheck receipt	5FC3-7510	200.00		23,120.66	May 2026
Aspen Lake Association - 2601-2643 Westwinds Drive Iowa City, IA 52246	05/01/2026	Beatriz Gallardo	eCheck receipt	629E-A530	200.00		23,320.66	May 2026
Aspen Lake Association - 2601-2643 Westwinds Drive Iowa City, IA 52246	05/01/2026	Jessie Thommandru	eCheck receipt	7334-B050	200.00		23,520.66	May 2026
Aspen Lake Association - 2601-2643 Westwinds Drive Iowa City, IA 52246	05/01/2026	Jianteng (David) Xu	eCheck receipt	79AE-6D10	200.00		23,720.66	May 2026 - Association Dues
Aspen Lake Association - 2601-2643 Westwinds Drive Iowa City, IA 52246	05/01/2026	HG Properties LLC	eCheck receipt	DAB7-A310	600.00		24,320.66	May 2026
Aspen Lake Association - 2601-2643 Westwinds Drive Iowa City, IA 52246	05/01/2026	Danforth LLC	eCheck receipt	EDB3-BBE0	600.00		24,920.66	May 2026

General Ledger

Property	Date	Payee / Payer	Type	Reference	Debit	Credit	Balance	Description
Aspen Lake Association - 2601-2643 Westwinds Drive Iowa City, IA 52246	05/01/2026	BYS Investments	Receipt	AEF8-2600	400.00		25,320.66	May 2026
Aspen Lake Association - 2601-2643 Westwinds Drive Iowa City, IA 52246	05/01/2026	Bryan Dixon	Receipt	AEF8-2600	200.00		25,520.66	May 2026
Aspen Lake Association - 2601-2643 Westwinds Drive Iowa City, IA 52246	05/01/2026	GMT Enterprises	Receipt	AEF8-2600	200.00		25,720.66	May 2026
Aspen Lake Association - 2601-2643 Westwinds Drive Iowa City, IA 52246	05/02/2026	Watkins 2609 Westwinds LLC	eCheck receipt	B426-2AB0	200.00		25,920.66	May 2026
Aspen Lake Association - 2601-2643 Westwinds Drive Iowa City, IA 52246	05/02/2026	S&J Properties LLC	eCheck receipt	B4D4-5BC0	1,000.00		26,920.66	May 2026
Aspen Lake Association - 2601-2643 Westwinds Drive Iowa City, IA 52246	05/02/2026	Alice McWilliams	eCheck receipt	B6A4-B550	800.00		27,720.66	May 2026
Aspen Lake Association - 2601-2643 Westwinds Drive Iowa City, IA 52246	05/03/2026	Pibble Properties LLC	eCheck receipt	127B-EDC0	600.00		28,320.66	May 2026
Aspen Lake Association - 2601-2643 Westwinds Drive Iowa City, IA 52246	05/03/2026	Grant Johnson	eCheck receipt	144A-DE10	200.00		28,520.66	May 2026
Aspen Lake Association - 2601-2643 Westwinds Drive Iowa City, IA 52246	05/03/2026	Robbie Lehman	eCheck receipt	1507-6980	200.00		28,720.66	May 2026 - Association Dues
Aspen Lake Association - 2601-2643 Westwinds Drive Iowa City, IA 52246	05/07/2026	CITY OF IOWA CITY UTILITIES	Payment	City of Iowa City ACH 5/7/26		61.54	28,659.12	2605 Westwinds Drive
Aspen Lake Association - 2601-2643 Westwinds Drive Iowa City, IA 52246	05/07/2026	SG Property Management, L.L.C.	Check	1138		1,200.00	27,459.12	Management Fee Res. Int. for 05/2026
Aspen Lake Association - 2601-2643 Westwinds Drive Iowa City, IA 52246	05/07/2026	SG Property Management, L.L.C.	Check	1138		112.50	27,346.62	Replaced the pick guard
Aspen Lake Association - 2601-2643 Westwinds Drive Iowa City, IA 52246	05/07/2026	SG Property Management, L.L.C.	Check	1138		75.00	27,271.62	Removed quarters from coin boxes and deposited at Hills Bank. Returned deposit slip back to Chris.
Aspen Lake Association - 2601-2643 Westwinds Drive Iowa City, IA 52246	05/07/2026	Kathy Fobian	eCheck receipt	CF4C-0120	200.00		27,471.62	May 2026
Aspen Lake Association - 2601-2643 Westwinds	05/08/2026	Morel Four Holding LLC	CC receipt	509E-4EF0	200.00		27,671.62	April 2026

General Ledger

Property	Date	Payee / Payer	Type	Reference	Debit	Credit	Balance	Description
Drive Iowa City, IA 52246								
Aspen Lake Association - 2601-2643 Westwinds Drive Iowa City, IA 52246	05/08/2026	Morel Four Holding LLC	CC receipt	509E-4EF0	200.00		27,871.62	May 2026
Aspen Lake Association - 2601-2643 Westwinds Drive Iowa City, IA 52246	05/13/2026	ABC DISPOSAL SYSTEMS INC.	Check	1139		602.47	27,269.15	Trash and Recycling
Aspen Lake Association - 2601-2643 Westwinds Drive Iowa City, IA 52246	05/13/2026	Absolute Outdoor Services	Check	1140		583.00	26,686.15	Mowing, trimming, edging, and Spring application
Aspen Lake Association - 2601-2643 Westwinds Drive Iowa City, IA 52246	05/13/2026	CITY OF IOWA CITY	Check	1141		890.00	25,796.15	Rental Permit: 2631 - 2643
Aspen Lake Association - 2601-2643 Westwinds Drive Iowa City, IA 52246	05/13/2026	CITY OF IOWA CITY	Check	1141		1,250.00	24,546.15	Rental Permit: 2601 - 2621
Aspen Lake Association - 2601-2643 Westwinds Drive Iowa City, IA 52246	05/13/2026	Clean Sweep Iowa City LLC	Check	1142		201.40	24,344.75	Common Area Cleaning
Aspen Lake Association - 2601-2643 Westwinds Drive Iowa City, IA 52246	05/13/2026	SG Development Company	Check	1143		71.00	24,273.75	
Aspen Lake Association - 2601-2643 Westwinds Drive Iowa City, IA 52246	05/13/2026	SOUTHGATE DEVELOPMENT SERVICES	Check	1144		58.62	24,215.13	Appfolio Fees
Aspen Lake Association - 2601-2643 Westwinds Drive Iowa City, IA 52246	05/14/2026	TAJ Strategy Group LLC	CC receipt	0A3D-F3D0	800.00		25,015.13	May 2026
Aspen Lake Association - 2601-2643 Westwinds Drive Iowa City, IA 52246	05/15/2026	PK Capital, LLC	eCheck receipt	BDD9-3860	800.00		25,815.13	May 2026
Aspen Lake Association - 2601-2643 Westwinds Drive Iowa City, IA 52246	05/15/2026	West Winds Real Estate	eCheck receipt	BE94-8FF0	200.00		26,015.13	May 2026
Aspen Lake Association - 2601-2643 Westwinds Drive Iowa City, IA 52246	05/24/2026	Dennis LaMantia	eCheck receipt	346F-8FD0	200.00		26,215.13	Online Payment
Aspen Lake Association - 2601-2643 Westwinds Drive Iowa City, IA 52246	05/27/2026	MID AMERICAN ENERGY	Payment	MidAmerican ACH 5/27/26		144.45	26,070.68	2601 Westwinds Drive House
Aspen Lake Association - 2601-2643 Westwinds Drive Iowa City, IA 52246	05/27/2026	MID AMERICAN ENERGY	Payment	MidAmerican ACH 5/27/26		70.08	26,000.60	2631 Westwinds Drive House
Aspen Lake Association - 2601-2643 Westwinds	05/28/2026	Anna Waterman	eCheck receipt	0822-ABF0	200.00		26,200.60	Online Payment

General Ledger

Property	Date	Payee / Payer	Type	Reference	Debit	Credit	Balance	Description
Drive Iowa City, IA 52246								
Aspen Lake Association - 2601-2643 Westwinds Drive Iowa City, IA 52246	05/30/2026	Bin Chen	eCheck receipt	F2C8-E130	200.00		26,400.60	Online Payment
Aspen Lake Association - 2601-2643 Westwinds Drive Iowa City, IA 52246	05/31/2026	Our Gezellig Properties, LLC	eCheck receipt	5584-A860	200.00		26,600.60	Online Payment
Aspen Lake Association - 2601-2643 Westwinds Drive Iowa City, IA 52246	05/31/2026	Greg Behrens	eCheck receipt	57DE-5600	400.00		27,000.60	Online Payment
Aspen Lake Association - 2601-2643 Westwinds Drive Iowa City, IA 52246	05/31/2026	Yangbo Ye	eCheck receipt	6C70-DF10	800.00		27,800.60	Online Payment
							4,279.94 Net Change	
					11,600.00	7,320.06	27,800.60	

1002 - Cash- MM/Savings Account

							66,569.69 Starting Balance	
Aspen Lake Association - 2601-2643 Westwinds Drive Iowa City, IA 52246	05/01/2026		JE	9521	2,000.00		68,569.69	Transfer to Savings Account
							2,000.00 Net Change	
					2,000.00	0.00	68,569.69	

2157 - Pre-Paid Rents

							-4,000.00 Starting Balance	
Aspen Lake Association - 2601-2643 Westwinds Drive Iowa City, IA 52246	05/01/2026	Dennis LaMantia	Receipt		200.00		-3,800.00	
Aspen Lake Association - 2601-2643 Westwinds Drive Iowa City, IA 52246	05/01/2026	Anna Waterman	Receipt		200.00		-3,600.00	
Aspen Lake Association - 2601-2643 Westwinds Drive Iowa City, IA 52246	05/01/2026	Our Gezellig Properties, LLC	Receipt		200.00		-3,400.00	
Aspen Lake Association - 2601-2643 Westwinds Drive Iowa City, IA 52246	05/01/2026	Greg Behrens	Receipt		400.00		-3,000.00	
Aspen Lake Association - 2601-2643 Westwinds	05/01/2026	Bin Chen	Receipt		200.00		-2,800.00	

General Ledger

Property	Date	Payee / Payer	Type	Reference	Debit	Credit	Balance	Description
Drive Iowa City, IA 52246								
Aspen Lake Association - 2601-2643 Westwinds Drive Iowa City, IA 52246	05/01/2026	Yangbo Ye	Receipt		800.00		-2,000.00	
Aspen Lake Association - 2601-2643 Westwinds Drive Iowa City, IA 52246	05/01/2026	Craig Fobian	Receipt		200.00		-1,800.00	
Aspen Lake Association - 2601-2643 Westwinds Drive Iowa City, IA 52246	05/01/2026	S&J Properties LLC	Receipt		400.00		-1,400.00	
Aspen Lake Association - 2601-2643 Westwinds Drive Iowa City, IA 52246	05/24/2026	Dennis LaMantia	eCheck receipt	346F-8FD0		200.00	-1,600.00	Online Payment
Aspen Lake Association - 2601-2643 Westwinds Drive Iowa City, IA 52246	05/28/2026	Anna Waterman	eCheck receipt	0822-ABF0		200.00	-1,800.00	Online Payment
Aspen Lake Association - 2601-2643 Westwinds Drive Iowa City, IA 52246	05/30/2026	Bin Chen	eCheck receipt	F2C8-E130		200.00	-2,000.00	Online Payment
Aspen Lake Association - 2601-2643 Westwinds Drive Iowa City, IA 52246	05/31/2026	Our Gezellig Properties, LLC	eCheck receipt	5584-A860		200.00	-2,200.00	Online Payment
Aspen Lake Association - 2601-2643 Westwinds Drive Iowa City, IA 52246	05/31/2026	Greg Behrens	eCheck receipt	57DE-5600		400.00	-2,600.00	Online Payment
Aspen Lake Association - 2601-2643 Westwinds Drive Iowa City, IA 52246	05/31/2026	Yangbo Ye	eCheck receipt	6C70-DF10		800.00	-3,400.00	Online Payment
							600.00 Net Change	
					2,600.00	2,000.00	-3,400.00	

4106 - Tenant Charges

							-50.00 Starting Balance	
							0.00 Net Change	
					0.00	0.00	-50.00	

4108 - Association Income

							-85,200.00 Starting Balance	
Aspen Lake Association - 2601-2643 Westwinds	05/01/2026	Dennis LaMantia	Receipt			200.00	-85,400.00	

General Ledger

Property	Date	Payee / Payer	Type	Reference	Debit	Credit	Balance	Description
Drive Iowa City, IA 52246								
Aspen Lake Association - 2601-2643 Westwinds Drive Iowa City, IA 52246	05/01/2026	Anna Waterman	Receipt			200.00	-85,600.00	
Aspen Lake Association - 2601-2643 Westwinds Drive Iowa City, IA 52246	05/01/2026	Our Gezellig Properties, LLC	Receipt			200.00	-85,800.00	
Aspen Lake Association - 2601-2643 Westwinds Drive Iowa City, IA 52246	05/01/2026	Greg Behrens	Receipt			400.00	-86,200.00	
Aspen Lake Association - 2601-2643 Westwinds Drive Iowa City, IA 52246	05/01/2026	Bin Chen	Receipt			200.00	-86,400.00	
Aspen Lake Association - 2601-2643 Westwinds Drive Iowa City, IA 52246	05/01/2026	Yangbo Ye	Receipt			800.00	-87,200.00	
Aspen Lake Association - 2601-2643 Westwinds Drive Iowa City, IA 52246	05/01/2026	Craig Fobian	Receipt			200.00	-87,400.00	
Aspen Lake Association - 2601-2643 Westwinds Drive Iowa City, IA 52246	05/01/2026	S&J Properties LLC	Receipt			400.00	-87,800.00	
Aspen Lake Association - 2601-2643 Westwinds Drive Iowa City, IA 52246	05/01/2026	Bob Chi Chen	eCheck receipt	0B08-5800		1,000.00	-88,800.00	May 2026
Aspen Lake Association - 2601-2643 Westwinds Drive Iowa City, IA 52246	05/01/2026	Patrick Adam	eCheck receipt	276E-1370		200.00	-89,000.00	May 2026
Aspen Lake Association - 2601-2643 Westwinds Drive Iowa City, IA 52246	05/01/2026	Cedars Property Group LLC	CC receipt	32C8-CFF0		200.00	-89,200.00	May 2026
Aspen Lake Association - 2601-2643 Westwinds Drive Iowa City, IA 52246	05/01/2026	Sophie Waterman-Hines	eCheck receipt	5FC3-7510		200.00	-89,400.00	May 2026
Aspen Lake Association - 2601-2643 Westwinds Drive Iowa City, IA 52246	05/01/2026	Beatriz Gallardo	eCheck receipt	629E-A530		200.00	-89,600.00	May 2026
Aspen Lake Association - 2601-2643 Westwinds Drive Iowa City, IA 52246	05/01/2026	Jessie Thommandru	eCheck receipt	7334-B050		200.00	-89,800.00	May 2026
Aspen Lake Association - 2601-2643 Westwinds Drive Iowa City, IA 52246	05/01/2026	Jianteng (David) Xu	eCheck receipt	79AE-6D10		200.00	-90,000.00	May 2026 - Association Dues
Aspen Lake Association - 2601-2643 Westwinds	05/01/2026	HG Properties LLC	eCheck receipt	DAB7-A310		600.00	-90,600.00	May 2026

General Ledger

Property	Date	Payee / Payer	Type	Reference	Debit	Credit	Balance	Description
Drive Iowa City, IA 52246								
Aspen Lake Association - 2601-2643 Westwinds Drive Iowa City, IA 52246	05/01/2026	Danforth LLC	eCheck receipt	EDB3-BBE0		600.00	-91,200.00	May 2026
Aspen Lake Association - 2601-2643 Westwinds Drive Iowa City, IA 52246	05/01/2026	BYS Investments	Receipt	AEF8-2600		400.00	-91,600.00	May 2026
Aspen Lake Association - 2601-2643 Westwinds Drive Iowa City, IA 52246	05/01/2026	Bryan Dixon	Receipt	AEF8-2600		200.00	-91,800.00	May 2026
Aspen Lake Association - 2601-2643 Westwinds Drive Iowa City, IA 52246	05/01/2026	GMT Enterprises	Receipt	AEF8-2600		200.00	-92,000.00	May 2026
Aspen Lake Association - 2601-2643 Westwinds Drive Iowa City, IA 52246	05/02/2026	Watkins 2609 Westwinds LLC	eCheck receipt	B426-2AB0		200.00	-92,200.00	May 2026
Aspen Lake Association - 2601-2643 Westwinds Drive Iowa City, IA 52246	05/02/2026	S&J Properties LLC	eCheck receipt	B4D4-5BC0		1,000.00	-93,200.00	May 2026
Aspen Lake Association - 2601-2643 Westwinds Drive Iowa City, IA 52246	05/02/2026	Alice McWilliams	eCheck receipt	B6A4-B550		800.00	-94,000.00	May 2026
Aspen Lake Association - 2601-2643 Westwinds Drive Iowa City, IA 52246	05/03/2026	Pibble Properties LLC	eCheck receipt	127B-EDC0		600.00	-94,600.00	May 2026
Aspen Lake Association - 2601-2643 Westwinds Drive Iowa City, IA 52246	05/03/2026	Grant Johnson	eCheck receipt	144A-DE10		200.00	-94,800.00	May 2026
Aspen Lake Association - 2601-2643 Westwinds Drive Iowa City, IA 52246	05/03/2026	Robbie Lehman	eCheck receipt	1507-6980		200.00	-95,000.00	May 2026 - Association Dues
Aspen Lake Association - 2601-2643 Westwinds Drive Iowa City, IA 52246	05/07/2026	Kathy Fobian	eCheck receipt	CF4C-0120		200.00	-95,200.00	May 2026
Aspen Lake Association - 2601-2643 Westwinds Drive Iowa City, IA 52246	05/08/2026	Morel Four Holding LLC	CC receipt	509E-4EF0		200.00	-95,400.00	April 2026
Aspen Lake Association - 2601-2643 Westwinds Drive Iowa City, IA 52246	05/08/2026	Morel Four Holding LLC	CC receipt	509E-4EF0		200.00	-95,600.00	May 2026
Aspen Lake Association - 2601-2643 Westwinds Drive Iowa City, IA 52246	05/14/2026	TAJ Strategy Group LLC	CC receipt	0A3D-F3D0		800.00	-96,400.00	May 2026
Aspen Lake Association - 2601-2643 Westwinds	05/15/2026	PK Capital, LLC	eCheck receipt	BDD9-3860		800.00	-97,200.00	May 2026

General Ledger

Property	Date	Payee / Payer	Type	Reference	Debit	Credit	Balance	Description
Drive Iowa City, IA 52246								
Aspen Lake Association - 2601-2643 Westwinds Drive Iowa City, IA 52246	05/15/2026	West Winds Real Estate	eCheck receipt	BE94-8FF0		200.00	-97,400.00	May 2026
							-12,200.00 Net Change	
					0.00	12,200.00	-97,400.00	

4503 - Vending Income

							-2,701.50 Starting Balance	
							0.00 Net Change	
					0.00	0.00	-2,701.50	

4701 - Interest Income

							-28.87 Starting Balance	
							0.00 Net Change	
					0.00	0.00	-28.87	

5201 - Management Fee Res. Int.

							8,400.00 Starting Balance	
Aspen Lake Association - 2601-2643 Westwinds Drive Iowa City, IA 52246	05/07/2026	SG Property Management, L.L.C.	Check	1138	1,200.00		9,600.00	Management Fee Res. Int. for 05/2026
							1,200.00 Net Change	
					1,200.00	0.00	9,600.00	

5301 - Building Repairs & Maint.

							1,527.50 Starting Balance	
Aspen Lake Association - 2601-2643 Westwinds Drive Iowa City, IA 52246	05/07/2026	SG Property Management, L.L.C.	Check	1138	112.50		1,640.00	Replaced the pick guard
Aspen Lake Association - 2601-2643 Westwinds Drive Iowa City, IA 52246	05/07/2026	SG Property Management, L.L.C.	Check	1138	75.00		1,715.00	Removed quarters from coin boxes and deposited at Hills Bank. Returned deposit slip back to Chris.
							187.50	

General Ledger

Property	Date	Payee / Payer	Type	Reference	Debit	Credit	Balance	Description
							Net Change	
					187.50	0.00	1,715.00	

5311 - Cleaning

							1,905.45 Starting Balance	
Aspen Lake Association - 2601-2643 Westwinds Drive Iowa City, IA 52246	05/13/2026	Clean Sweep Iowa City LLC	Check	1142	201.40		2,106.85	Common Area Cleaning
							201.40 Net Change	
					201.40	0.00	2,106.85	

5320 - 3rd Party Building/Common Area Repairs & Maintenance

							1,839.30 Starting Balance	
							0.00 Net Change	
					0.00	0.00	1,839.30	

5330 - Landscaping

							3,498.00 Starting Balance	
							0.00 Net Change	
					0.00	0.00	3,498.00	

5331 - Lawn Care

							2,264.16 Starting Balance	
Aspen Lake Association - 2601-2643 Westwinds Drive Iowa City, IA 52246	05/13/2026	Absolute Outdoor Services	Check	1140	583.00		2,847.16	Mowing, trimming, edging, and Spring application
							583.00 Net Change	
					583.00	0.00	2,847.16	

5332 - Pest Control

							402.80 Starting Balance	
							0.00 Net Change	
					0.00	0.00	402.80	

General Ledger

Property	Date	Payee / Payer	Type	Reference	Debit	Credit	Balance	Description
5333 - Snow Removal								
							7,732.00 Starting Balance	
							0.00 Net Change	
					0.00	0.00	7,732.00	
5334 - Trash Removal								
							3,939.98 Starting Balance	
Aspen Lake Association - 2601-2643 Westwinds Drive Iowa City, IA 52246	05/13/2026	ABC DISPOSAL SYSTEMS INC.	Check	1139	602.47		4,542.45	Trash and Recycling
							602.47 Net Change	
					602.47	0.00	4,542.45	
5504 - Electric - Common Area								
							2,130.59 Starting Balance	
Aspen Lake Association - 2601-2643 Westwinds Drive Iowa City, IA 52246	05/27/2026	MID AMERICAN ENERGY	Payment	MidAmerican ACH 5/27/26	144.45		2,275.04	2601 Westwinds Drive House
Aspen Lake Association - 2601-2643 Westwinds Drive Iowa City, IA 52246	05/27/2026	MID AMERICAN ENERGY	Payment	MidAmerican ACH 5/27/26	70.08		2,345.12	2631 Westwinds Drive House
							214.53 Net Change	
					214.53	0.00	2,345.12	
5509 - Water and Sewer								
							415.41 Starting Balance	
Aspen Lake Association - 2601-2643 Westwinds Drive Iowa City, IA 52246	05/07/2026	CITY OF IOWA CITY UTILITIES	Payment	City of Iowa City ACH 5/7/26	61.54		476.95	2605 Westwinds Drive
							61.54 Net Change	
					61.54	0.00	476.95	

General Ledger

Property	Date	Payee / Payer	Type	Reference	Debit	Credit	Balance	Description
5702 - Legal & Professional Fees								
							325.00 Starting Balance	
							0.00 Net Change	
					0.00	0.00	325.00	
5704 - Insurance								
							51,046.04 Starting Balance	
							0.00 Net Change	
					0.00	0.00	51,046.04	
5724 - Taxes & Licenses								
							0.00 Starting Balance	
Aspen Lake Association - 2601-2643 Westwinds Drive Iowa City, IA 52246	05/13/2026	CITY OF IOWA CITY	Check	1141	890.00		890.00	Rental Permit: 2631 - 2643
Aspen Lake Association - 2601-2643 Westwinds Drive Iowa City, IA 52246	05/13/2026	CITY OF IOWA CITY	Check	1141	1,250.00		2,140.00	Rental Permit: 2601 - 2621
							2,140.00 Net Change	
					2,140.00	0.00	2,140.00	
5729 - Computer & Software Exp.								
							398.64 Starting Balance	
Aspen Lake Association - 2601-2643 Westwinds Drive Iowa City, IA 52246	05/13/2026	SOUTHGATE DEVELOPMENT SERVICES	Check	1144	58.62		457.26	Appfolio Fees
							58.62 Net Change	
					58.62	0.00	457.26	

General Ledger

Property	Date	Payee / Payer	Type	Reference	Debit	Credit	Balance	Description
5730 - Dues & Subscriptions								
							-200.00 Starting Balance	
							0.00 Net Change	
					0.00	0.00	-200.00	
5732 - Maintenance Materials								
							70.00 Starting Balance	
							0.00 Net Change	
					0.00	0.00	70.00	
5733 - Maintenance Materials Credit Card								
							104.94 Starting Balance	
Aspen Lake Association - 2601-2643 Westwinds Drive Iowa City, IA 52246	05/13/2026	SG Development Company	Check	1143	71.00		175.94	
							71.00 Net Change	
					71.00	0.00	175.94	
Total					21,520.06	21,520.06	83,909.79	