

Tuscan Foothills Village Metro District

Balance Sheet

As of July 31, 2025

	Jul 31, 25
ASSETS	
Current Assets	
Checking/Savings	
Alliance Association Bank	15,031.85
ECB Checking	
COI Account	39,034.56
Project Fund	50,000.00
Restricted Cash - Debt	46,862.89
ECB Checking - Other	-16,173.43
Total ECB Checking	119,724.02
Colo Trust	1,256.51
Total Checking/Savings	136,012.38
Accounts Receivable	
Accounts Receivable	2,075.00
Total Accounts Receivable	2,075.00
Other Current Assets	
Property Tax Receivable	3,667.09
Total Other Current Assets	3,667.09
Total Current Assets	141,754.47
Other Assets	
Suspense	46,862.89
Total Other Assets	46,862.89
TOTAL ASSETS	188,617.36
LIABILITIES & EQUITY	
Liabilities	
Current Liabilities	
Accounts Payable	
Accounts Payable	13,015.54
Total Accounts Payable	13,015.54
Other Current Liabilities	
Deferred Property Tax Revenue	3,667.09
Prepaid Assessment	5,802.04
Total Other Current Liabilities	9,469.13
Total Current Liabilities	22,484.67
Long Term Liabilities	
Series 2025 Bonds	1,389,000.00
Total Long Term Liabilities	1,389,000.00
Total Liabilities	1,411,484.67
Equity	
Retained Earnings	138,197.67
Net Income	-1,361,064.98
Total Equity	-1,222,867.31
TOTAL LIABILITIES & EQUITY	188,617.36

Tuscan Foothills Village Metro District

Profit & Loss Budget vs. Actual

January through July 2025

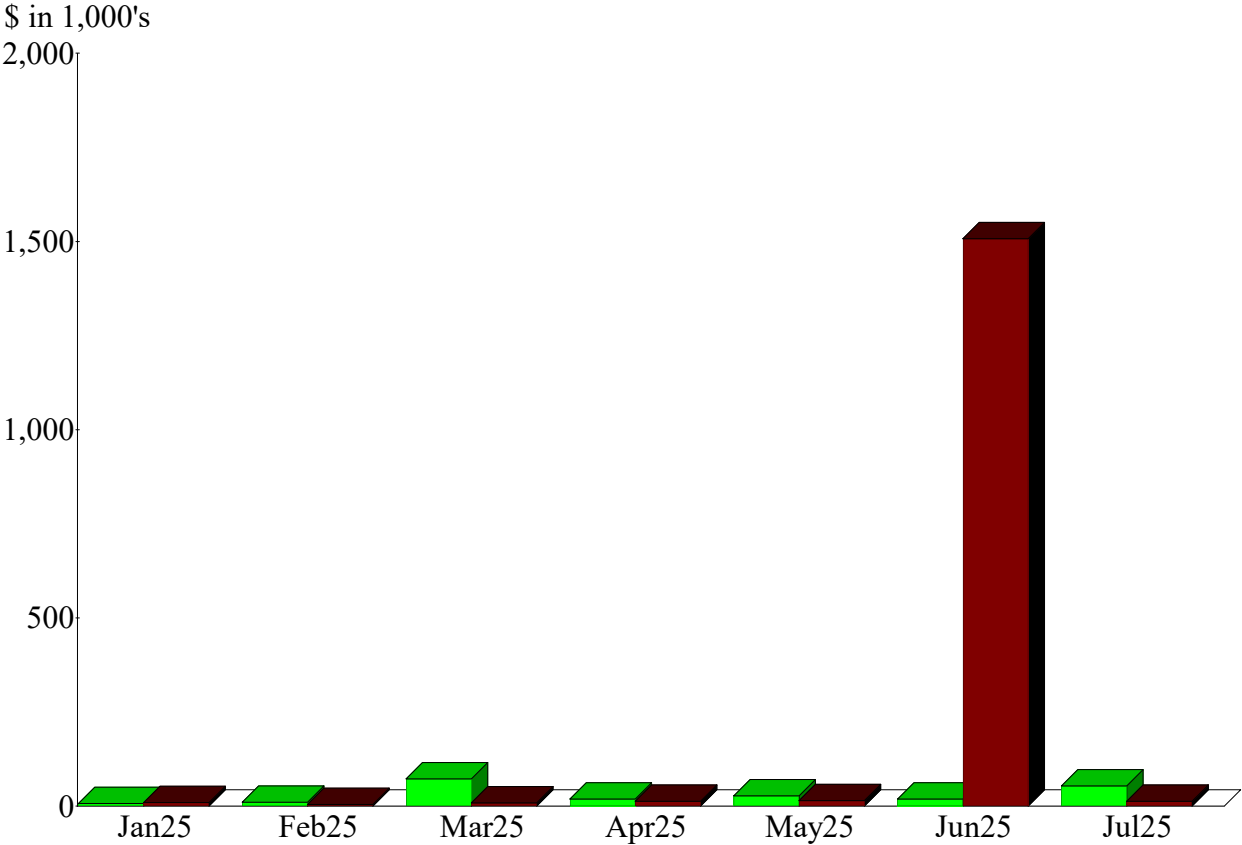
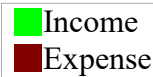
General Fund

	TOTAL				
	Jul 25	Jan - Jul 25	Budget	\$ Over Budget	% of Budget
Ordinary Income/Expense					
Income					
Property Tax	9,331.45	31,504.20	32,243.00	-738.80	97.71%
Delinquent Interest	0.00	2.78			
Specific Ownership Tax	254.78	1,533.51	2,257.00	-723.49	67.95%
Operations & Maintenance Fees	6,790.00	44,055.55	87,360.00	-43,304.45	50.43%
Late Fees	0.00	15.00			
Total Income	16,376.23	77,111.04	121,860.00	-44,748.96	63.28%
Expense					
General & Administration					
Audit	0.00	10,275.00	10,000.00	275.00	102.75%
Bank Fees	0.00	0.00	100.00	-100.00	0.0%
Copies & Postage	20.52	130.50	800.00	-669.50	16.31%
District Management	2,497.05	18,809.83	36,000.00	-17,190.17	52.25%
Dues	0.00	395.00	500.00	-105.00	79.0%
Election Expense	0.00	1,612.84	10,000.00	-8,387.16	16.13%
Insurance	0.00	5,778.00	3,000.00	2,778.00	192.6%
Legal Fees	600.93	9,221.88	10,000.00	-778.12	92.22%
Contingency	0.00	0.00	10,000.00	-10,000.00	0.0%
Total General & Administration	3,118.50	46,223.05	80,400.00	-34,176.95	57.49%
Treasurer Collection Fee	139.97	472.62	484.00	-11.38	97.65%
Operations & Maintenance					
Accessibility Compliance	0.00	0.00	3,500.00	-3,500.00	0.0%
Landscaping	9,603.95	16,480.98	7,770.00	8,710.98	212.11%
Repairs & Maintenance	0.00	0.00	9,000.00	-9,000.00	0.0%
Stormwater	31.95	159.75	2,000.00	-1,840.25	7.99%
Utilities - Paid to HOA	0.00	3,343.46	15,000.00	-11,656.54	22.29%
Total Operations & Maintenance	9,635.90	19,984.19	37,270.00	-17,285.81	53.62%
Total Expense	12,894.37	66,679.86	118,154.00	-51,474.14	56.44%
Net Ordinary Income	3,481.86	10,431.18	3,706.00	6,725.18	281.47%
Other Income/Expense					
Other Income					
Interest Income	0.29	1.79			
Total Other Income	0.29	1.79			
Net Other Income	0.29	1.79			
Net Income	3,482.15	10,432.97	3,706.00	6,726.97	281.52%

Tuscan Foothills Village Metro District
Profit & Loss Budget vs. Actual
January through July 2025
Debt Service Fund

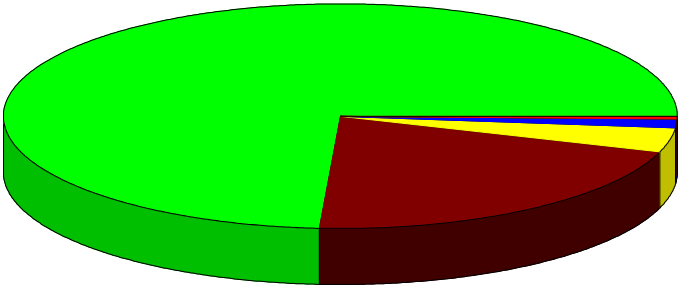
	TOTAL				
	Jul 25	Jan - Jul 25	Budget	\$ Over Budget	% of Budget
Ordinary Income/Expense					
Income					
Property Tax	36,984.25	124,863.71	127,792.00	-2,928.29	97.71%
Delinquent Interest	0.00	11.04			
Specific Ownership Tax	1,009.78	6,077.90	8,945.00	-2,867.10	67.95%
Total Income	37,994.03	130,952.65	136,737.00	-5,784.35	95.77%
Expense					
Bond Expense					
Bank Fees	0.00	119.55	200.00	-80.45	59.78%
Bond Interest Series 2019	0.00	224,192.34	77,500.00	146,692.34	289.28%
Bond Principal Series 2019	0.00	1,097,139.60			
Cost of Issuance	0.00	178,000.00			
Paying Agent Fee	0.00	4,009.06	4,000.00	9.06	100.23%
Total Bond Expense	0.00	1,503,460.55	81,700.00	1,421,760.55	1,840.22%
Treasurer Collection Fee	554.75	1,873.10	1,917.00	-43.90	97.71%
Total Expense	554.75	1,505,333.65	83,617.00	1,421,716.65	1,800.27%
Net Ordinary Income	37,439.28	-1,374,381.00	53,120.00	-1,427,501.00	-2,587.31%
Other Income/Expense					
Other Income					
Interest Income	4.65	2,883.05			
Total Other Income	4.65	2,883.05			
Net Other Income	4.65	2,883.05			
Net Income	37,443.93	-1,371,497.95	53,120.00	-1,424,617.95	-2,581.89%

Income and Expense by Month
January through July 2025



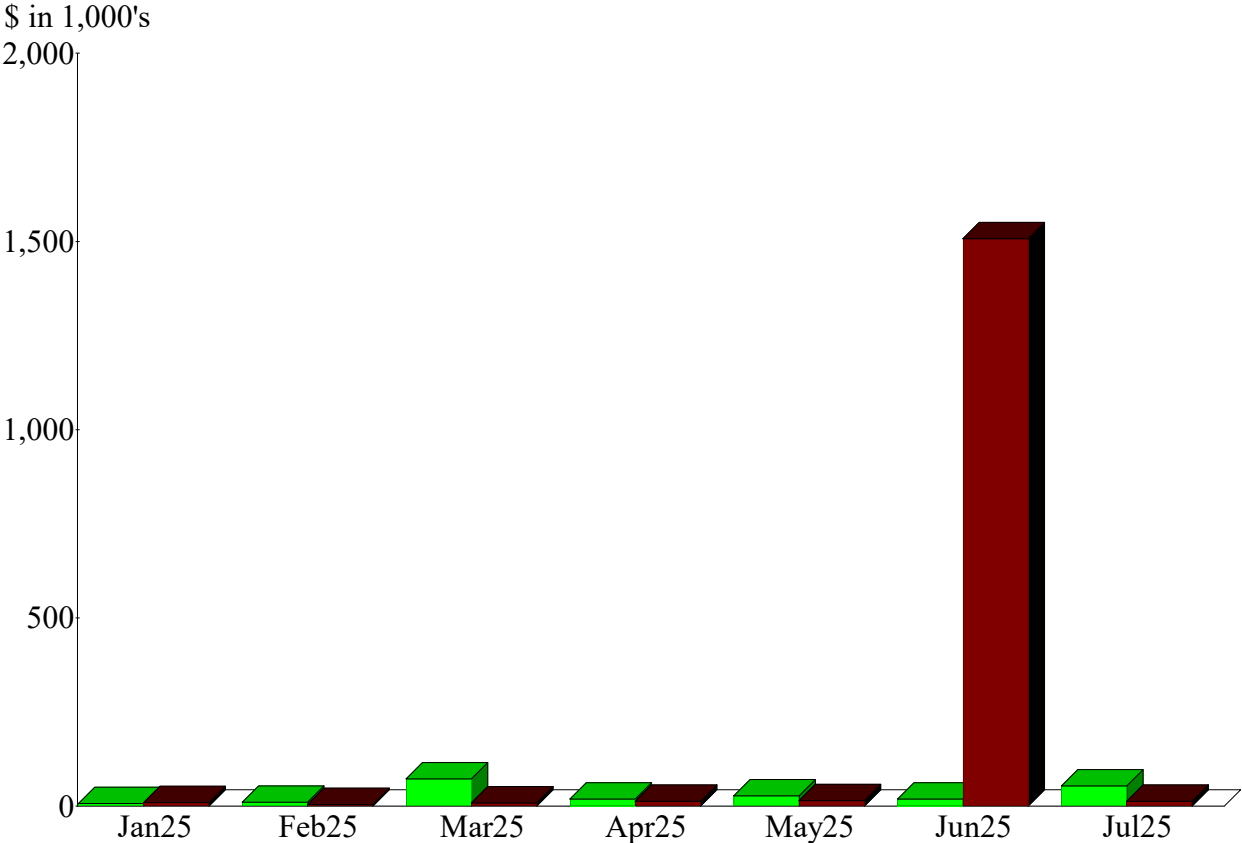
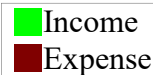
Income Summary
January through July 2025

Property Tax	74.13%
Operations & Maintenance Fees	20.88
Specific Ownership Tax	3.61
Interest Income	1.37
Late Fees	0.01
Delinquent Interest	0.01
Total	\$210,948.53



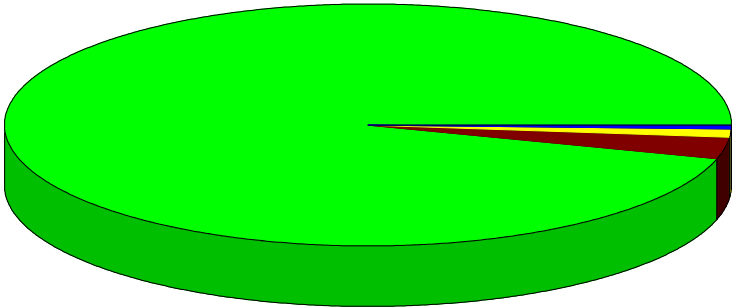
By Account

Income and Expense by Month
January through July 2025



Expense Summary
January through July 2025

Bond Expense	95.64%
General & Administration	2.94
Operations & Maintenance	1.27
Treasurer Collection Fee	0.15
Total	\$1,572,013.51



By Account