

Forrest H. Hilton, C.P.A., P.A.
A professional corporation

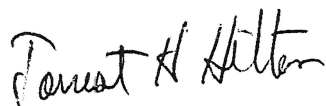
702 U. S. 27 North
P. O. Box 1350
Avon Park, FL 33825-2639

Telephone (863) 452-2906
Fax (863) 452-1147

Lily Lake Property Owners Association
Frostproof, Florida

Management is responsible for the accompanying financial statements of Lily Lake Property Owners Association, which comprise the balance sheet as of June 30, 2026 and the related profit and loss statement for the six months then ended, in accordance with accounting principles generally accepted in the United States of America. I have performed a compilation engagement in accordance with Statements on Standards for Accounting and Review Services promulgated by the Accounting and Review Services Committee of the AICPA. I did not audit or review the financial statements nor was I required to perform any procedures to verify the accuracy or completeness of the information provided by management. Accordingly, I do not express an opinion, a conclusion, nor provide any form of assurance on these financial statements.

A statement of cash flows and other disclosures required by generally accepted accounting principles have not been presented. If the omitted disclosures were included in the financial statements, they might influence the user's conclusions about the company's financial position, results of operations, and changes in financial position. Accordingly, these financial statements are not designed for those who are not informed about such matters.



Forrest H. Hilton,
Avon Park, FL
July 20, 2026

ACTIVITIES ACCOUNT - JUNE 2026

Date	Ck#	Written To	Check Amt	Deposit	Description	Balance
					Beginning Balance	\$31,233.23
Totals			\$0.00	\$0.00	Balance	\$31,233.23

Lily Lake Property Owners Assn

Balance Sheet
As of Jun 30, 2026

	Total
Assets	
Current Assets	
Bank Accounts	
1000 Petty Cash	200
1001 Citizens Bank - Checking 4901	192,301
1002 Citizens Bank - Savings *7623	1,012
1065 Citizens Bank - Reserves MM *9201	10,001
1066 Citizens Bank- Sweep *201 DDA	860,418
1067 Citizens Bank- Activities Acct *7201	31,233
Total for Bank Accounts	\$1,095,165
Accounts Receivable	
1151 Accounts Receivable	101,238
Total for Accounts Receivable	\$101,238
Other Current Assets	
QuickBooks Tax Holding Account	0
Total for Other Current Assets	\$0
Total for Current Assets	\$1,196,404
Fixec Assets	
1200 Building - Clubhouse	237,170
1201 Furniture & Equipment	52,098
1202 Land Improvements	675,933
1203 Pool/Spa - Common Area	66,292
1204 Storage Compound Area	74,487
1205 Building Improvements	69,090
1206 SWMS Improvements	70,653
1299 Accumulated Depreciation	(650,950)
Total for Fixed Assets	\$594,771
Total for Assets	\$1,791,175

Lily Lake Property Owners Assn

Balance Sheet
As of Jun 30, 2026

	Total
Liabilities and Equity	
Liabilities	
Current Liabilities	
Other Current Liabilities	
2000 Deferred Maintenance Income	480,006
2001 Deferred Storage Compound Income	12,700
Florida Department of Revenue Payable	889
Total for Other Current Liabilities	\$493,595
Total for Current Liabilities	\$493,595
Total for Liabilities	\$493,595
Equity	
4000 Fund Balance	1,292,314
Net Income	5,266
Total for Equity	\$1,297,580
Total for Liabilities and Equity	\$1,791,175

Lily Lake Property Owners Assn

Profit and Loss
January-June, 2026

	Total
Income	
5000 Maintenance Fees - Jan-June	480,912
5002 Storage Compound	13,460
5003 Laundry Income	394
5004 Interest Income	0
5005 Other Income	6,013
5006 Social Activities Income	13,802
5010 Interest Income - Reserves	6,789
Total for Income	\$521,370
Gross Profit	\$521,370
Expenses	
6000 Administrative	
6001 Salaries & Wages	11,056
6005 Workmans Comp Insurance	264
6011 Legal Services	1,529
6012 Accounting Services	5,415
6013 Insurance	38,194
6015 Postage	958
6016 Printing/Copy Service	1,727
6019 Bank Fees	10
6020 Miscellaneous Exp - Administrative	2,209
6023 Licenses & Permits	420
6027 Office Expense	1,062
6029 Dues & Subscriptions	262
Total for 6000 Administrative	\$63,106
6050 Service	
6051 Trash Collection	12,712
6053 Cable TV	167,335
6054 Water/Sewer	6,824
6055 Landscape Services	117,479
6056 Gate Maintenance & Repair	3,075
6057 Gate Opener Expense	511
6058 Electric Utilities	18,941
Total for 6050 Service	\$326,877
6060 Social Activities	6,615

Lily Lake Property Owners Assn

Profit and Loss
January-June, 2026

	Total
6079 Clubhouse	
6080 Cleaning Service	2,690
6081 Pest Control Service	1,546
6082 Maintenance/Repairs Gen Clubhouse	1,999
6083 Rest Room Supplies	372
Total for 6079 Clubhouse	\$6,607
6100 Pool & Spa	
6101 Pool - Supplies	1,681
6102 Repair & Maintenance	8,094
Total for 6100 Pool & Spa	\$9,775
6199 Other Expense	
6200 Propane	487
6201 Street Lights	671
6202 Maintenance - Common Area	246
6204 Maintenance Streets	64,963
6205 Maintenance - SWMS	2,208
6206 Miscellaneous - Other	123
7004 Capital Improvements	34,425
Total for 6199 Other Expense	\$103,123
Total for Expenses	\$516,104
Net Operating Income	\$5,266
Net Income	\$5,266

Lily Lake Property Owners Assn

Check Detail

June 2026

DATE	TRANSACTION TYPE	NUM	NAME	MEMO/DESCRIPTION	CLR	AMOUNT
1001	Citizens Bank - Checking 4901					
06/01/2026	Check	20990	BROOKER FENCE COMPANY	Inv #26-280	R	-1,800.00 1,800.00
06/01/2026	Check	20991	JANI-KING OF ORLANDO	Cleaning services Inv #2-258684	R	-367.01 367.01
06/01/2026	Check	20992	THE LAKE DOCTORS	Inv# 2008596	R	-368.00 368.00
06/01/2026	Check	20993	PILKA ADAMS & REED PA	Inv 25-9304.01	R	-550.00 550.00
06/01/2026	Check	20994	FORREST HILTON, CPA PA	Inv 19681	R	-995.00 995.00
06/03/2026	Check	20995	EDGEWOOD LANDSCAPE	Inv #124014 Inv #116286 Inv #117146 Inv #119143	R	-22,808.41 17,358.91 939.50 3,760.00 750.00
06/04/2026	Expense		POLK COUNTY UTILITIES	Acct# 095462	R	-653.03 653.03
06/04/2026	Expense		REPUBLIC SERVICES	0654-001366893	R	-2,153.28 2,153.28
06/04/2026	Payroll Check	DD	Cassie Buckland	Pay Period: 05/16/2026-05/29/2026 Direct Deposit	R	-639.92 -639.92
06/04/2026	Tax Payment		Intuit QuickBooks Workforce	Tax withdrawal Tax withdrawal	R	-140.20 140.20
06/09/2026	Expense		Citizens Bank	R&M Gen Clubhouse Restroom Supplies Misc Exp- Admin Postage	R	-706.53 104.63 62.48 527.62 11.80
06/09/2026	Expense		DUKE ENERGY	Duke Energy	R	-146.81 110.67 36.14
06/09/2026	Expense		COMCAST	cable/internet	R	-27,455.12 27,455.12
06/09/2026	Expense		COMCAST	cable/internet	R	-435.42 435.42
06/11/2026	Check	20998	AWESOME STICKERS	Inv #1047	R	-72.76 72.76
06/11/2026	Check	20999	BROOKER FENCE COMPANY	Inv #26-312	R	-180.00 180.00
06/16/2026	Check	20996	EDGEWOOD LANDSCAPE	Inv #114662	R	-6,169.17 6,169.17

Lily Lake Property Owners Assn

Check Detail

June 2026

DATE	TRANSACTION TYPE	NUM	NAME	MEMO/DESCRIPTION	CLR	AMOUNT
06/16/2026	Expense		DUKE ENERGY		R	-2,593.03
						2,593.03
06/18/2026	Payroll Check	DD	Cassie Buckland	Pay Period: 05/30/2026-06/12/2026	R	-573.42
				Direct Deposit		-573.42
06/18/2026	Tax Payment		Intuit QuickBooks Workforce	Tax withdrawal	R	-128.68
				Tax withdrawal		128.68
06/23/2026	Check	21000	ACE PEST CONTROL			-139.10
				#5312		139.10
06/23/2026	Check	21002	AWESOME STICKERS		R	-72.76
				Inv #1048		72.76
06/23/2026	Check	21001	AAA Top Quality Asphalt			-64,962.93
				Inv #21258		44,012.24
				Inv #21269		20,950.69