



**SAGE HILLS COMMUNITY ASSOCIATION**

**Financial Review**

**08/31/2025**

In accordance with NRS 116.31083, the financial statements have been provided to the Board of Directors by Sierra Community Management for their review and acceptance. The association uses the accrual method of accounting. Financial statements are available to each homeowner via the community website or upon written request.

The AP Check register and bank account reconciliation reports and the related bank statements have been provided, and there were no unusual or unexplained reconciling items.

The association complies with paragraph (b) of subsection 2 of NRS116.3115 as reserve funds have not been used for daily maintenance items.

Delinquent receivables have been reported via the monthly delinquency report. Delinquencies are collected per the association's collection policy.

The income/expense statement has been provided. Board members are encouraged to review the comparison of the budget to actual and inquire about any significant variances they are unaware of.

No member of the Board of Directors has reported accepting any gifts or incentives from any vendor contracted by the association.

*\*\*\*FASB, ASC 606, NAC 116.410 (NRS 116.615): A new revenue recognition standard practice has taken effect. Reserve revenue may not be recognized on the Income & Expense statement until a corresponding expense is incurred. Beginning with the December 2021 financial and going forward, Revenue to the reserve account will be reflected on the Balance Sheet in the liability account named "Deferred Reserve Revenue" until an expense is incurred. When an expense is incurred, an entry for that amount will be made from the Deferred Reserve Revenue account to the Reserve Income account. Reserve revenue on the Income & Expense statement will now generally equal the expense. \*\*\**

**NOTES:**

Reserve Transfer completed.

# SAGE HILLS COMMUNITY ASSOCIATION

Balance Sheet as of 8/31/2025

Assets	Operating	Reserve	Total
<b>Bank Accounts</b>			
10000 - AAB Operating	\$33,798.29		\$33,798.29
10001 - AAB Reserve		\$175,602.12	\$175,602.12
10007 - AAB CDARS 6376 3.82% 01/02/26		\$270,014.04	\$270,014.04
10008 - AAB CDARS 9508 3.82% 01/22/26		\$262,661.02	\$262,661.02
10364 - AAB CDARS 1462 3.53% 08/06/26		\$114,427.28	\$114,427.28
<b>Total Bank Accounts</b>	<b>\$33,798.29</b>	<b>\$822,704.46</b>	<b>\$856,502.75</b>
<b>Other</b>			
13601 - Due To/(From)	(\$20,468.91)	\$20,468.91	-
<b>Total Other</b>	<b>(\$20,468.91)</b>	<b>\$20,468.91</b>	<b>-</b>
<b>Accounts Receivable</b>			
12000 - A/R Assessments	\$10.00		\$10.00
<b>Total Accounts Receivable</b>	<b>\$10.00</b>		<b>\$10.00</b>
<b>Prepaid</b>			
14010 - Prepaid Expenses	\$1,252.11		\$1,252.11
14011 - Prepaid Insurance	\$5,985.81		\$5,985.81
<b>Total Prepaid</b>	<b>\$7,237.92</b>		<b>\$7,237.92</b>
<b>Total Assets</b>	<b>\$20,577.30</b>	<b>\$843,173.37</b>	<b>\$863,750.67</b>

# SAGE HILLS COMMUNITY ASSOCIATION

Balance Sheet as of 8/31/2025

Liabilities / Equity	Operating	Reserve	Total
<b>Liability</b>			
16000 - In Transit	(\$850.00)		(\$850.00)
30000 - Accounts Payable	\$6,694.62		\$6,694.62
32000 - Prepaid Assessments	\$14,169.37		\$14,169.37
32001 - Prior Owner	\$3,369.00		\$3,369.00
33333 - Deferred Reserve Revenue		\$814,698.91	\$814,698.91
34000 - Accrued Expenses	\$1,291.33		\$1,291.33
35006 - Refund Payable	(\$170.00)		(\$170.00)
<b>Total Liability</b>	<b>\$24,504.32</b>	<b>\$814,698.91</b>	<b>\$839,203.23</b>
<b>Equity</b>			
50000 - Operating Retained Earnings	(\$10,509.06)		(\$10,509.06)
50001 - Reserve Retained Earnings		\$18,716.08	\$18,716.08
50004 - Prior Year Adjustment	\$113.44		\$113.44
51000 - Net Income	\$6,468.60	\$9,758.38	\$16,226.98
<b>Total Equity</b>	<b>(\$3,927.02)</b>	<b>\$28,474.46</b>	<b>\$24,547.44</b>
<b>Total Liabilities / Equity</b>	<b>\$20,577.30</b>	<b>\$843,173.37</b>	<b>\$863,750.67</b>

# SAGE HILLS COMMUNITY ASSOCIATION

## Statement of Revenues and Expenses 8/1/2025 - 8/31/2025

	Current Period			Year To Date			Annual Budget
	Actual	Budget	Variance	Actual	Budget	Variance	
Operating Income							
Revenue							
62000 - Assessments	21,150.00	21,150.00	-	169,200.00	169,200.00	-	253,800.00
63000 - Late Fees	20.00	-	20.00	50.00	-	50.00	-
63112 - Intent to Lien Fee	-	150.00	(150.00)	-	1,200.00	(1,200.00)	1,800.00
64000 - Bad Debt	-	(8.33)	8.33	-	(66.64)	66.64	(100.00)
70000 - Interest - Operating	.87	-	.87	5.87	-	5.87	-
Total Revenue	21,170.87	21,291.67	(120.80)	169,255.87	170,333.36	(1,077.49)	255,500.00
Total Income	21,170.87	21,291.67	(120.80)	169,255.87	170,333.36	(1,077.49)	255,500.00

## Operating Expense

<b>Audit/Tax</b>							
81001 - Audit/Tax	-	124.59	124.59	250.00	996.72	746.72	1,495.08
<b>Total Audit/Tax</b>	<b>-</b>	<b>124.59</b>	<b>124.59</b>	<b>250.00</b>	<b>996.72</b>	<b>746.72</b>	<b>1,495.08</b>

<b>Gate</b>							
87000 - Gate Maintenance/Repairs	375.38	70.00	(305.38)	1,175.76	560.00	(615.76)	840.00
87005 - Gate Phone	111.90	75.00	(36.90)	427.55	600.00	172.45	900.00
<b>Total Gate</b>	<b>487.28</b>	<b>145.00</b>	<b>(342.28)</b>	<b>1,603.31</b>	<b>1,160.00</b>	<b>(443.31)</b>	<b>1,740.00</b>

<b>Insurance</b>							
93001 - Liability/Crime Insurance	2,876.33	2,871.00	(5.33)	22,594.66	22,968.00	373.34	34,452.00
93004 - D&O/Umbrella Insurance	225.08	130.00	(95.08)	1,800.64	1,040.00	(760.64)	1,560.00
93006 - Workers Comp/VAI	55.41	54.58	(.83)	443.28	436.64	(6.64)	655.00
<b>Total Insurance</b>	<b>3,156.82</b>	<b>3,055.58</b>	<b>(101.24)</b>	<b>24,838.58</b>	<b>24,444.64</b>	<b>(393.94)</b>	<b>36,667.00</b>

<b>Landscaping</b>							
84003 - Tree Pruning	-	183.33	183.33	-	1,466.64	1,466.64	2,200.00
84005 - Landscape Contract	2,930.00	2,930.00	-	23,440.00	23,440.00	-	35,160.00
84006 - Landscape Additional	-	166.67	166.67	955.00	1,333.36	378.36	2,000.00
<b>Total Landscaping</b>	<b>2,930.00</b>	<b>3,280.00</b>	<b>350.00</b>	<b>24,395.00</b>	<b>26,240.00</b>	<b>1,845.00</b>	<b>39,360.00</b>

<b>Management</b>							
80000 - Management Fees	850.00	850.00	-	6,800.00	6,800.00	-	10,200.00
80001 - Postage,Printing & Supplies	253.74	18.00	(235.74)	450.13	144.00	(306.13)	216.00
80005 - Coupons/Statements	-	40.00	40.00	24.00	320.00	296.00	480.00
80008 - Bank/Strong Room Charges	40.00	30.00	(10.00)	180.00	240.00	60.00	360.00
80016 - Storage	20.00	15.00	(5.00)	140.00	120.00	(20.00)	180.00
80024 - Secretary of State	-	4.17	4.17	51.25	33.36	(17.89)	50.00
80027 - Resident Agent Fee	-	8.33	8.33	-	66.64	66.64	100.00
81000 - Intent to Lien/60 Day Notice Charges	-	150.00	150.00	-	1,200.00	1,200.00	1,800.00
81005 - Legislation Support	-	7.50	7.50	90.00	60.00	(30.00)	90.00
81999 - Legal Fees	-	200.00	200.00	1,088.60	1,600.00	511.40	2,400.00
<b>Total Management</b>	<b>1,163.74</b>	<b>1,323.00</b>	<b>159.26</b>	<b>8,823.98</b>	<b>10,584.00</b>	<b>1,760.02</b>	<b>15,876.00</b>

# SAGE HILLS COMMUNITY ASSOCIATION

## Statement of Revenues and Expenses 8/1/2025 - 8/31/2025

	Current Period			Year To Date			Annual Budget
	Actual	Budget	Variance	Actual	Budget	Variance	
Operating Expense							
Pool							
86000 - Pool/Spa Contract	695.00	695.00	-	4,760.00	5,560.00	800.00	8,340.00
86001 - Pool Repair & Supplies	76.00	-	(76.00)	1,853.50	-	(1,853.50)	-
86002 - Pool Permit	92.33	87.50	(4.83)	709.66	700.00	(9.66)	1,050.00
Total Pool	863.33	782.50	(80.83)	7,323.16	6,260.00	(1,063.16)	9,390.00
Repairs & Maintenance							
83004 - Pest Control	52.00	48.41	(3.59)	786.00	387.28	(398.72)	580.92
88000 - Clubhouse Maintenance	429.00	429.00	-	3,135.00	3,432.00	297.00	5,148.00
89001 - General Maintenance	305.00	416.67	111.67	1,681.00	3,333.36	1,652.36	5,000.00
Total Repairs & Maintenance	786.00	894.08	108.08	5,602.00	7,152.64	1,550.64	10,728.92
Reserve							
91002 - Reserve Contribution	8,409.92	8,409.92	-	67,279.36	67,279.36	-	100,919.04
Total Reserve	8,409.92	8,409.92	-	67,279.36	67,279.36	-	100,919.04
Security							
83008 - Surveillance Camera Maintenance	-	58.00	58.00	-	464.00	464.00	696.00
Total Security	-	58.00	58.00	-	464.00	464.00	696.00
Utilities							
92000 - Electric	426.54	425.00	(1.54)	2,961.48	3,400.00	438.52	5,100.00
92001 - Gas	148.57	500.00	351.43	2,726.43	4,000.00	1,273.57	6,000.00
92003 - Water	3,169.15	2,000.00	(1,169.15)	14,453.24	16,000.00	1,546.76	24,000.00
92004 - Sewer	129.40	125.00	(4.40)	1,035.20	1,000.00	(35.20)	1,500.00
92007 - Cable/Internet	186.97	169.00	(17.97)	1,495.53	1,352.00	(143.53)	2,028.00
Total Utilities	4,060.63	3,219.00	(841.63)	22,671.88	25,752.00	3,080.12	38,628.00
Total Expense	21,857.72	21,291.67	(566.05)	162,787.27	170,333.36	7,546.09	255,500.04
Operating Net Total	(686.85)	-	(686.85)	6,468.60	-	6,468.60	(.04)

# SAGE HILLS COMMUNITY ASSOCIATION

## Statement of Revenues and Expenses 8/1/2025 - 8/31/2025

	Current Period			Year To Date			Annual Budget
	Actual	Budget	Variance	Actual	Budget	Variance	
Reserve Income							
Revenue							
63105 - Interest - Reserve	2,137.47	586.83	1,550.64	18,174.86	4,694.64	13,480.22	7,041.96
63200 - Reserve Revenue	-	8,409.92	(8,409.92)	51,707.84	67,279.36	(15,571.52)	100,919.04
Total Revenue	2,137.47	8,996.75	(6,859.28)	69,882.70	71,974.00	(2,091.30)	107,961.00
Total Income	2,137.47	8,996.75	(6,859.28)	69,882.70	71,974.00	(2,091.30)	107,961.00
Reserve Expense							
Audit/Tax							
94001 - Income Tax	-	17.60	17.60	6,957.00	140.80	(6,816.20)	211.26
Total Audit/Tax	-	17.60	17.60	6,957.00	140.80	(6,816.20)	211.26
Gate							
87000 - Gate Maintenance/Repairs	-	1,130.67	1,130.67	-	9,045.36	9,045.36	13,568.00
Total Gate	-	1,130.67	1,130.67	-	9,045.36	9,045.36	13,568.00
Landscaping							
84006 - Landscape Additional	-	-	-	5,720.00	-	(5,720.00)	-
Total Landscaping	-	-	-	5,720.00	-	(5,720.00)	-
Management							
80008 - Bank/Strong Room Charges	10.00	-	(10.00)	50.00	-	(50.00)	-
Total Management	10.00	-	(10.00)	50.00	-	(50.00)	-
Pool							
86001 - Pool Repair & Supplies	-	1,430.00	1,430.00	-	11,440.00	11,440.00	17,160.00
Total Pool	-	1,430.00	1,430.00	-	11,440.00	11,440.00	17,160.00
Repairs & Maintenance							
89001 - General Maintenance	-	2,667.58	2,667.58	-	21,340.64	21,340.64	32,011.00
89200 - A/C & Heating Repairs	-	604.17	604.17	17,579.00	4,833.36	(12,745.64)	7,250.00
90002 - Asphalt/Street Sealing	-	950.00	950.00	28,374.96	7,600.00	(20,774.96)	11,400.00
90006 - Painting	-	4,468.75	4,468.75	-	35,750.00	35,750.00	53,625.00
90012 - Street Striping	-	-	-	1,443.36	-	(1,443.36)	-
Total Repairs & Maintenance	-	8,690.50	8,690.50	47,397.32	69,524.00	22,126.68	104,286.00
Total Expense	10.00	11,268.77	11,258.77	60,124.32	90,150.16	30,025.84	135,225.26
Reserve Net Total	2,127.47	(2,272.02)	4,399.49	9,758.38	(18,176.16)	27,934.54	(27,264.26)
Net Total	1,440.62	(2,272.02)	3,712.64	16,226.98	(18,176.16)	34,403.14	(27,264.30)

# SAGE HILLS COMMUNITY ASSOCIATION

GL Trial Balance For 8/1/2025 - 8/31/2025

			Beginning Balance	Current Debit	Credit	Ending Balance
10000 - AAB Operating			29,729.72	30,350.24	26,281.67	33,798.29
Date		Description	Debit	Credit	Type	
08/01/2025	Batched	Credit Distribution	8,749.37	8,749.37	Credit Distribution	
08/01/2025	Batched	Check	5,415.00	-	Owner Payment	
08/04/2025	Batched	Check	3,525.00	-	Owner Payment	
08/05/2025	Batched	NV Energy	-	426.54	Invoice	
08/05/2025	Batched	Check	1,850.00	-	Owner Payment	
08/06/2025	Batched	Check	1,880.00	-	Owner Payment	
08/07/2025	Batched	Check	940.00	-	Owner Payment	
08/08/2025	Batched	Check	940.00	-	Owner Payment	
08/11/2025		072225-46413601 - Cox Communications, Inc - Service 7/22-8/21/25	-	186.97	Invoice	
08/11/2025	Batched	Check	705.00	-	Owner Payment	
08/12/2025	Batched	Check	470.00	-	Owner Payment	
08/13/2025		Doorking, Inc	-	55.95	Invoice	
08/13/2025	Batched	Check	940.00	-	Owner Payment	
08/14/2025		00083534 - First Service Residential Nevada, LLC - August Gate PM	-	210.00	Invoice	
08/14/2025		965359 - Green Environmental Landscape Inc. - August Landscape Contract	-	2,930.00	Invoice	
08/14/2025		073125- - Green Environmental Landscape Inc. - Tree Replacement	-	750.00	Invoice	
08/14/2025	Batched	Check	470.00	-	Owner Payment	
08/18/2025		073025-01255062 - Southwest Gas Corp - Service 06/25-07/24/25	-	161.18	Invoice	
08/18/2025		072125-18013 - Community Association Underwriters - Comm Pkg Ins	-	2,829.00	Invoice	
08/18/2025	Batched	Check	480.00	-	Owner Payment	
08/20/2025	Batched	Check	715.00	-	Owner Payment	
08/21/2025		Check	235.00	-	Owner Payment	
08/25/2025	Batched	8/12/25 - Sierra Community Management, LLC - 07/13-08/12	-	273.74	Invoice	
08/25/2025	Batched	Check	940.00	-	Owner Payment	
08/25/2025		080125- - Association Cleaning Team, Inc - August Clubhouse	-	429.00	Invoice	
08/26/2025		Check	235.00	-	Owner Payment	
08/28/2025		Transfer to AAB Reserve - 7944	-	8,409.92	Transfer	
08/28/2025	Batched	Check	920.00	-	Owner Payment	
08/29/2025		7655 - Sierra Community Management, LLC - September Management Fee	-	850.00	Invoice	
08/29/2025		Post Item	-	20.00	Invoice	
08/29/2025	Batched	Check	940.00	-	Owner Payment	
08/31/2025		August Interest	.87	-	GL Entry	

# SAGE HILLS COMMUNITY ASSOCIATION

GL Trial Balance For 8/1/2025 - 8/31/2025

			Beginning Balance	Current Debit	Credit	Ending Balance
10001 - AAB Reserve			167,152.19	8,459.93	10.00	175,602.12
Date	Description		Debit	Credit	Type	
08/28/2025	Transfer from AAB Operating - 7910		8,409.92	-	Transfer	
08/29/2025	Post Item		-	10.00	Invoice	
08/31/2025	August Interest		50.01	-	GL Entry	
10007 - AAB CDARS 6376 3.82% 01/02/26			269,138.09	875.95	-	270,014.04
Date	Description		Debit	Credit	Type	
08/01/2025	August Interest		875.95	-	GL Entry	
10008 - AAB CDARS 9508 3.82% 01/22/26			261,808.93	852.09	-	262,661.02
Date	Description		Debit	Credit	Type	
08/01/2025	August Interest		852.09	-	GL Entry	
10364 - AAB CDARS 1462 3.53% 08/06/26			114,067.86	359.42	-	114,427.28
Date	Description		Debit	Credit	Type	
08/01/2025	August Interest		359.42	-	GL Entry	
12000 - A/R Assessments			0.00	21,180.00	21,170.00	10.00
Date	Description		Debit	Credit	Type	
08/01/2025	Batched	Credit Distribution	-	8,749.37	Credit Distribution	
08/01/2025	Batched	Check	-	3,631.63	Owner Payment	
08/01/2025	Batched	Assessment	21,150.00	-	Owner Charge	
08/04/2025	Batched	Check	-	2,624.00	Owner Payment	
08/05/2025	Batched	Check	-	1,090.00	Owner Payment	
08/06/2025	Batched	Check	-	840.00	Owner Payment	
08/07/2025	Batched	Check	-	695.00	Owner Payment	
08/08/2025	Batched	Check	-	705.00	Owner Payment	
08/11/2025	Batched	Check	-	705.00	Owner Payment	
08/12/2025	Batched	Check	-	460.00	Owner Payment	
08/13/2025	Batched	Check	-	460.00	Owner Payment	
08/14/2025	Batched	Check	-	320.00	Owner Payment	
08/16/2025	Batched	Late Fee	30.00	-	Owner Charge	
08/18/2025	Batched	Check	-	245.00	Owner Payment	
08/20/2025	Check		-	235.00	Owner Payment	
08/20/2025	Adjustment courtesy late fee waiver		-	10.00	Adjustment	
08/28/2025	Check		-	165.00	Owner Payment	



# SAGE HILLS COMMUNITY ASSOCIATION

GL Trial Balance For 8/1/2025 - 8/31/2025

		Beginning Balance	Current		Ending Balance
			Debit	Credit	
12000 - A/R Assessments		0.00	21,180.00	21,170.00	10.00
Date	Description		Debit	Credit	Type
08/29/2025	Check		-	235.00	Owner Payment
14010 - Prepaid Expenses		1,473.84	-	221.73	1,252.11
Date	Description		Debit	Credit	Type
08/31/2025	Prepaid Sewer Allocation		-	129.40	GL Entry
08/31/2025	Prepaid Pool/Spa Permit 7/1/25- 6/30/26		-	92.33	GL Entry
14011 - Prepaid Insurance		9,142.63	-	3,156.82	5,985.81
Date	Description		Debit	Credit	Type
08/31/2025	Insurance Allocation		-	3,156.82	GL Entry
16000 - In Transit		850.00	-	-	850.00
Date	Description		Debit	Credit	Type
30000 - Accounts Payable		-5,747.75	9,132.38	10,079.25	-6,694.62
Date	Description		Debit	Credit	Type
08/01/2025	2167209 - Calavan's Pool & Spa Service - Pool Chemicals		-	76.00	Invoice
08/01/2025	2167062 - Calavan's Pool & Spa Service - August Pool Contract		-	695.00	Invoice
08/01/2025	965359 - Green Environmental Landscape Inc. - August Landscape Contract		-	2,930.00	Invoice
08/01/2025	080125- - Association Cleaning Team, Inc - August Clubhouse		-	429.00	Invoice
08/05/2025	Batched NV Energy		426.54	426.54	Invoice
08/05/2025	080525-542962-1 - Las Vegas Valley Water District - service 07/04-08/05/25		-	3,169.15	Invoice
08/06/2025	00083534 - First Service Residential Nevada, LLC - August Gate PM		-	210.00	Invoice
08/10/2025	2563388 - Doorking, Inc - 07/10-08/09		-	55.95	Invoice
08/11/2025	072225-46413601 - Cox Communications, Inc - Service 7/22-8/21/25		186.97	-	Invoice
08/12/2025	Batched 8/12/25 - Sierra Community Management, LLC - 07/13-08/12		-	273.74	Invoice
08/13/2025	00083594 - First Service Residential Nevada, LLC - 08/12 Gate Service		-	165.38	Invoice
08/13/2025	Batched Doorking, Inc		55.95	55.95	Invoice
08/14/2025	073125- - Green Environmental Landscape Inc. - Tree Replacement		750.00	-	Invoice
08/14/2025	20570 - H2O Backflow Service - Backflow Test & Certification		-	75.00	Invoice

# SAGE HILLS COMMUNITY ASSOCIATION

GL Trial Balance For 8/1/2025 - 8/31/2025

			Beginning Balance	Current Debit	Credit	Ending Balance
30000 - Accounts Payable			-5,747.75	9,132.38	10,079.25	-6,694.62
Date		Description	Debit	Credit	Type	
08/14/2025		965359 - Green Environmental Landscape Inc. - August Landscape Contract	2,930.00	-	Invoice	
08/14/2025		00083534 - First Service Residential Nevada, LLC - August Gate PM	210.00	-	Invoice	
08/18/2025		073025-01255062 - Southwest Gas Corp - Service 06/25-07/24/25	161.18	-	Invoice	
08/18/2025		072125-18013 - Community Association Underwriters - Comm Pkg Ins	2,829.00	-	Invoice	
08/19/2025		35382 - Intrusion Pest Control Inc. - August Pest Control	-	52.00	Invoice	
08/22/2025		082225-01255062 - Southwest Gas Corp - service 7/25-8/22/25	-	148.57	Invoice	
08/22/2025		082225-46413601 - Cox Communications, Inc - service 08/22-09/21/25	-	186.97	Invoice	
08/25/2025	Batched	8/12/25 - Sierra Community Management, LLC - 07/13-08/12	273.74	-	Invoice	
08/25/2025		2149 - Las Vegas X-Press Services - Antenna Replacement	-	230.00	Invoice	
08/25/2025		080125- - Association Cleaning Team, Inc - August Clubhouse	429.00	-	Invoice	
08/29/2025	Batched	7655 - Sierra Community Management, LLC - September Management Fee	850.00	850.00	Invoice	
08/29/2025	Batched	Post Item	30.00	50.00	Invoice	
32000 - Prepaid Assessments			-13,729.37	8,749.37	9,189.37	-14,169.37
Date		Description	Debit	Credit	Type	
08/01/2025	Batched	Credit Distribution	8,749.37	-	Credit Distribution	
08/01/2025	Batched	Check	-	1,783.37	Owner Payment	
08/04/2025	Batched	Check	-	901.00	Owner Payment	
08/05/2025	Batched	Check	-	760.00	Owner Payment	
08/06/2025	Batched	Check	-	1,040.00	Owner Payment	
08/07/2025	Batched	Check	-	245.00	Owner Payment	
08/08/2025		Check	-	235.00	Owner Payment	
08/12/2025		Check	-	10.00	Owner Payment	
08/13/2025	Batched	Check	-	480.00	Owner Payment	
08/14/2025		Check	-	150.00	Owner Payment	
08/18/2025		Check	-	235.00	Owner Payment	
08/20/2025	Batched	Check	-	480.00	Owner Payment	
08/21/2025		Check	-	235.00	Owner Payment	
08/25/2025	Batched	Check	-	940.00	Owner Payment	
08/26/2025		Check	-	235.00	Owner Payment	
08/28/2025	Batched	Check	-	755.00	Owner Payment	
08/29/2025	Batched	Check	-	705.00	Owner Payment	

# SAGE HILLS COMMUNITY ASSOCIATION

GL Trial Balance For 8/1/2025 - 8/31/2025

		Beginning Balance	Current		Ending Balance
			Debit	Credit	
32001 - Prior Owner		-3,369.00	-	-	-3,369.00
Date	Description		Debit	Credit	Type
33333 - Deferred Reserve Revenue		-806,288.99	-	8,409.92	-814,698.91
Date	Description		Debit	Credit	Type
08/28/2025	Monthly Reserve Transfer		-	8,409.92	GL Entry
34000 - Accrued Expenses		-1,291.33	-	-	-1,291.33
Date	Description		Debit	Credit	Type
35006 - Refund Payable		170.00	-	-	170.00
Date	Description		Debit	Credit	Type
50000 - Operating Retained Earnings		10,509.06	-	-	10,509.06
Date	Description		Debit	Credit	Type
50001 - Reserve Retained Earnings		-18,716.08	-	-	-18,716.08
Date	Description		Debit	Credit	Type
50004 - Prior Year Adjustment		-113.44	-	-	-113.44
Date	Description		Debit	Credit	Type
62000 - Assessments		-148,050.00	-	21,150.00	-169,200.00
Date	Description		Debit	Credit	Type
08/01/2025	Batched Assessment		-	21,150.00	Owner Charge
63000 - Late Fees		-30.00	10.00	30.00	-50.00
Date	Description		Debit	Credit	Type
08/16/2025	Batched Late Fee		-	30.00	Owner Charge
08/20/2025	Adjustment courtesy late fee waiver		10.00	-	Adjustment
63105 - Interest - Reserve		-16,037.39	-	2,137.47	-18,174.86
Date	Description		Debit	Credit	Type

# SAGE HILLS COMMUNITY ASSOCIATION

GL Trial Balance For 8/1/2025 - 8/31/2025

		Beginning Balance	Current		Ending Balance
			Debit	Credit	
63105 - Interest - Reserve		-16,037.39	-	2,137.47	-18,174.86
Date	Description		Debit	Credit	Type
08/01/2025	Batched August Interest		-	2,087.46	GL Entry
08/31/2025	August Interest		-	50.01	GL Entry
63200 - Reserve Revenue		-51,707.84	-	-	-51,707.84
Date	Description		Debit	Credit	Type
70000 - Interest - Operating		-5.00	-	0.87	-5.87
Date	Description		Debit	Credit	Type
08/31/2025	August Interest		-	.87	GL Entry
80000 - Management Fees		5,950.00	850.00	-	6,800.00
Date	Description		Debit	Credit	Type
08/29/2025	7655 - Sierra Community Management, LLC - September Management Fee		850.00	-	Invoice
80001 - Postage,Printing & Supplies		196.39	253.74	-	450.13
Date	Description		Debit	Credit	Type
08/12/2025	8/12/25 - Sierra Community Management, LLC - 07/13-08/12		253.74	-	Invoice
80005 - Coupons/Statements		24.00	-	-	24.00
Date	Description		Debit	Credit	Type
80008 - Bank/Strong Room Charges		180.00	50.00	-	230.00
Date	Description		Debit	Credit	Type
08/29/2025	Batched Post Item		50.00	-	Invoice
80016 - Storage		120.00	20.00	-	140.00
Date	Description		Debit	Credit	Type
08/12/2025	8/12/25 - Sierra Community Management, LLC - 07/13-08/12		20.00	-	Invoice
80024 - Secretary of State		51.25	-	-	51.25
Date	Description		Debit	Credit	Type

# SAGE HILLS COMMUNITY ASSOCIATION

GL Trial Balance For 8/1/2025 - 8/31/2025

		Beginning Balance	Current Debit	Credit	Ending Balance
80024 - Secretary of State		51.25	-	-	51.25
Date	Description		Debit	Credit	Type
81001 - Audit/Tax		250.00	-	-	250.00
Date	Description		Debit	Credit	Type
81005 - Legislation Support		90.00	-	-	90.00
Date	Description		Debit	Credit	Type
81999 - Legal Fees		1,088.60	-	-	1,088.60
Date	Description		Debit	Credit	Type
83004 - Pest Control		734.00	52.00	-	786.00
Date	Description		Debit	Credit	Type
08/19/2025	35382 - Intrusion Pest Control Inc. - August Pest Control		52.00	-	Invoice
84005 - Landscape Contract		20,510.00	2,930.00	-	23,440.00
Date	Description		Debit	Credit	Type
08/01/2025	965359 - Green Environmental Landscape Inc. - August Landscape Contract		2,930.00	-	Invoice
84006 - Landscape Additional		6,675.00	-	-	6,675.00
Date	Description		Debit	Credit	Type
86000 - Pool/Spa Contract		4,065.00	695.00	-	4,760.00
Date	Description		Debit	Credit	Type
08/01/2025	2167062 - Calavan's Pool & Spa Service - August Pool Contract		695.00	-	Invoice
86001 - Pool Repair & Supplies		1,777.50	76.00	-	1,853.50
Date	Description		Debit	Credit	Type
08/01/2025	2167209 - Calavan's Pool & Spa Service - Pool Chemicals		76.00	-	Invoice

# SAGE HILLS COMMUNITY ASSOCIATION

GL Trial Balance For 8/1/2025 - 8/31/2025

		Beginning Balance	Current		Ending Balance
			Debit	Credit	
86002 - Pool Permit		617.33	92.33	-	709.66
Date	Description		Debit	Credit	Type
08/31/2025	Prepaid Pool/Spa Permit 7/1/25- 6/30/26		92.33	-	GL Entry
87000 - Gate Maintenance/Repairs		800.38	375.38	-	1,175.76
Date	Description		Debit	Credit	Type
08/06/2025	00083534 - First Service Residential Nevada, LLC - August Gate PM		210.00	-	Invoice
08/13/2025	00083594 - First Service Residential Nevada, LLC - 08/12 Gate Service		165.38	-	Invoice
87005 - Gate Phone		315.65	111.90	-	427.55
Date	Description		Debit	Credit	Type
08/10/2025	2563388 - Doorking, Inc - 07/10-08/09		55.95	-	Invoice
08/13/2025	Doorking, Inc		55.95	-	Invoice
88000 - Clubhouse Maintenance		2,706.00	429.00	-	3,135.00
Date	Description		Debit	Credit	Type
08/01/2025	080125- - Association Cleaning Team, Inc - August Clubhouse		429.00	-	Invoice
89001 - General Maintenance		1,376.00	305.00	-	1,681.00
Date	Description		Debit	Credit	Type
08/14/2025	20570 - H2O Backflow Service - Backflow Test & Certification		75.00	-	Invoice
08/25/2025	2149 - Las Vegas X-Press Services - Antenna Replacement		230.00	-	Invoice
89200 - A/C & Heating Repairs		17,579.00	-	-	17,579.00
Date	Description		Debit	Credit	Type
90002 - Asphalt/Street Sealing		28,374.96	-	-	28,374.96
Date	Description		Debit	Credit	Type
90012 - Street Striping		1,443.36	-	-	1,443.36
Date	Description		Debit	Credit	Type

# SAGE HILLS COMMUNITY ASSOCIATION

GL Trial Balance For 8/1/2025 - 8/31/2025

		Beginning Balance	Current Debit	Credit	Ending Balance
91002 - Reserve Contribution		58,869.44	8,409.92	-	67,279.36
Date	Description		Debit	Credit	Type
08/28/2025	Monthly Reserve Transfer		8,409.92	-	GL Entry
92000 - Electric		2,534.94	426.54	-	2,961.48
Date	Description		Debit	Credit	Type
08/05/2025	Batched NV Energy		426.54	-	Invoice
92001 - Gas		2,577.86	148.57	-	2,726.43
Date	Description		Debit	Credit	Type
08/22/2025	082225-01255062 - Southwest Gas Corp - service 7/25-8/22/25		148.57	-	Invoice
92003 - Water		11,284.09	3,169.15	-	14,453.24
Date	Description		Debit	Credit	Type
08/05/2025	080525-542962-1 - Las Vegas Valley Water District - service 07/04-08/05/25		3,169.15	-	Invoice
92004 - Sewer		905.80	129.40	-	1,035.20
Date	Description		Debit	Credit	Type
08/31/2025	Prepaid Sewer Allocation		129.40	-	GL Entry
92007 - Cable/Internet		1,308.56	186.97	-	1,495.53
Date	Description		Debit	Credit	Type
08/22/2025	082225-46413601 - Cox Communications, Inc - service 08/22-09/21/25		186.97	-	Invoice
93001 - Liability/Crime Insurance		19,718.33	2,876.33	-	22,594.66
Date	Description		Debit	Credit	Type
08/31/2025	Batched Insurance Allocation		2,876.33	-	GL Entry
93004 - D&O/Umbrella Insurance		1,575.56	225.08	-	1,800.64
Date	Description		Debit	Credit	Type
08/31/2025	Insurance Allocation		225.08	-	GL Entry

# SAGE HILLS COMMUNITY ASSOCIATION

GL Trial Balance For 8/1/2025 - 8/31/2025

		Beginning Balance	Current Debit	Credit	Ending Balance
93006 - Workers Comp/VAI		387.87	55.41	-	443.28
Date	Description		Debit	Credit	Type
08/31/2025	Insurance Allocation		55.41	-	GL Entry
94001 - Income Tax		6,957.00	-	-	6,957.00
Date	Description		Debit	Credit	Type
Net Total		0.00	101,837.10	101,837.10	0.00



# SAGE HILLS COMMUNITY ASSOCIATION

## AP Aging by Fund for Ending Date: 8/31/2025

Provider	Current	Over 30	Over 60	Over 90	Total
<b>Operating</b>					
CALAVAN'S POOL & SPA SERVICE Inv # 2166806 7/22/2025 - Spa Drain & Refill - Pool Repair & Supplies	0.00	75.00	0.00	0.00	75.00
CALAVAN'S POOL & SPA SERVICE Inv # 2166817 7/24/2025 - Liquid Chlorine - Pool Repair & Supplies	0.00	432.00	0.00	0.00	432.00
CALAVAN'S POOL & SPA SERVICE Inv # 2167062 8/1/2025 - August Pool Contract - Pool/Spa Contract	695.00	0.00	0.00	0.00	695.00
CALAVAN'S POOL & SPA SERVICE Inv # 2167209 8/1/2025 - Pool Chemicals - Pool Repair & Supplies	76.00	0.00	0.00	0.00	76.00
COX COMMUNICATIONS, INC Acct # 001 8610 146413601 Inv # 082225-46413601 8/22/2025 - service 08/22-09/21/25 - Cable/Internet	186.97	0.00	0.00	0.00	186.97
DOORKING, INC Inv # 2563388 8/10/2025 - 07/10-08/09 - Gate Phone	55.95	0.00	0.00	0.00	55.95
FIRST SERVICE RESIDENTIAL NEVADA, LLC Inv # 00083594 8/13/2025 - 08/12 Gate Service - Gate Maintenance/Repairs	165.38	0.00	0.00	0.00	165.38
H2O BACKFLOW SERVICE Inv # 20570 8/14/2025 - Backflow Test & Certification - General Maintenance	75.00	0.00	0.00	0.00	75.00
INTRUSION PEST CONTROL INC. Acct # 100234 Inv # 35382 8/19/2025 - August Pest Control - Pest Control	52.00	0.00	0.00	0.00	52.00
LAS VEGAS VALLEY WATER DISTRICT Acct # 1790542962-1 Inv # 080525-542962-1 8/5/2025 - service 07/04-08/05/25 - Water	3,169.15	0.00	0.00	0.00	3,169.15
LAS VEGAS X-PRESS SERVICES Inv # 2146 7/24/2025 - Landscape Light Install - Landscape Additional	0.00	205.00	0.00	0.00	205.00
LAS VEGAS X-PRESS SERVICES Inv # 2149 8/25/2025 - Antenna Replacement - General Maintenance	230.00	0.00	0.00	0.00	230.00
LKG, LTD. Inv # 715692 7/1/2025 - Legal Service 06/16-06/24 - Legal Fees	0.00	0.00	863.00	0.00	863.00
LKG, LTD. Acct # 570.017 Inv # 723642 7/31/2025 - 07/07-07/09 Legal Service - Legal Fees	0.00	225.60	0.00	0.00	225.60
POST ITEM 7/25/2025 - Electric	0.00	20.00	0.00	0.00	20.00
POST ITEM 8/29/2025 - Bank/Strong Room Charges	20.00	0.00	0.00	0.00	20.00
SOUTHWEST GAS CORP Acct # 910001255062 Inv # 082225-01255062 8/22/2025 - service 7/25-8/22/25 - Gas	148.57	0.00	0.00	0.00	148.57
<b>Total</b>	<b>4,874.02</b>	<b>957.60</b>	<b>863.00</b>	<b>0.00</b>	<b>6,694.62</b>

# SAGE HILLS COMMUNITY ASSOCIATION

## Cash Disbursement - 8/31/2025

Date	CheckNo	Description	Amount
10000 - AAB Operating - 7910			
8/5/2025	Auto Draft	NV Energy - Misc. Expense	32.15
	92000 - Electric - NV Energy		32.15
8/5/2025	Auto Draft	NV Energy - Misc. Expense	26.93
	92000 - Electric - NV Energy		26.93
8/5/2025	Auto Draft	NV Energy - Misc. Expense	80.57
	92000 - Electric - NV Energy		80.57
8/5/2025	Auto Draft	NV Energy - Misc. Expense	286.89
	92000 - Electric - NV Energy		286.89
8/11/2025	Avid 300857	Cox Communications, Inc Inv # 072225-46413601	186.97
	92007 - Cable/Internet - Service 7/22-8/21/25		186.97
8/13/2025	Auto Draft	Doorking, Inc - Misc. Expense	55.95
	87005 - Gate Phone - Doorking, Inc		55.95
8/14/2025	Avid 101087	Community Access Systems Inv # 00083534	210.00
	87000 - Gate Maintenance/Repairs - First Service Residential Nevada, LLC - August Gate PM		210.00
8/14/2025	Avid 101088	Green Environmental Landscape Inc. Inv # 073125-	750.00
	84006 - Landscape Additional - Tree Replacement		750.00
8/14/2025	Avid 101088	Green Environmental Landscape Inc. Inv # 965359	2,930.00
	84005 - Landscape Contract - August Landscape Contract		2,930.00
8/18/2025	Avid 300859	Southwest Gas Corp Inv # 073025-01255062	161.18
	92001 - Gas - Service 06/25-07/24/25		161.18
8/18/2025	Avid 300861	Community Association Underwriters Inv # 072125-18013	2,829.00
	14011 - Prepaid Insurance - Comm Pkg Ins		2,829.00
8/25/2025	Avid 101089	Sierra Community Management, LLC Inv # 8/12/25	273.74
	80001 - Postage,Printing & Supplies - 07/13-08/12		253.74
	80016 - Storage - 07/13-08/12		20.00
8/25/2025	Avid 101090	Association Cleaning Team, Inc Inv # 080125-	429.00
	88000 - Clubhouse Maintenance - August Clubhouse		429.00
8/28/2025	Transfer Out	Transfer to AAB Reserve - 7944	8,409.92
	10001 - AAB Reserve - Transfer from AAB Operating - 7910		8,409.92

# SAGE HILLS COMMUNITY ASSOCIATION

## Cash Disbursement - 8/31/2025

Date	CheckNo	Description	Amount
8/29/2025	Auto Draft	Post Item - Misc. Expense	20.00
	80008 - Bank/Strong Room	Charges - Post Item	20.00
8/29/2025	Avid 101091	Sierra Community Management, LLC Inv # 7655	850.00
	80000 - Management Fees - September	Management Fee	850.00
Total			17,532.30

### 10001 - AAB Reserve - 7944

8/29/2025	Auto Draft	Post Item - Misc. Expense	10.00
	80008 - Bank/Strong Room	Charges - Post Item	10.00
Total			10.00