TOC FACILITIES, LLC
BALANCE SHEET - INCOME TAX BASIS
NOVEMBER 30, 2024

ASSETS

	2024
CURRENT ASSETS	
Cash and Cash Equivalents	$ 332,947
Prepaid Expenses	3,924
Total Current Assets	336,871
PROPERTY AND EQUIPMENT	
Land	1,158
Clubhouse Improvements	379,924
Marina Improvements	79,824
Improvements in Progress	277,465
Less: Accumulated Depreciation	(103,372)
Total Property and Equipment, Net of Accumulated Depreciation	634,999
OTHER ASSETS	
Contributed Facilities	848,000
Utility Deposit	1,485
Organizational Costs	13,809
Total Other Assets	863,294
TOTAL ASSETS	$ 1,835,164

LIABILITIES AND OWNERS' EQUITY

TOTAL LIABILITIES	
Community Member Loans	$ 375,000
Total Liabilities	375,000
OWNERS' EQUITY	
Additional Paid In Capital	1,348,100
Retained Earnings	112,064
Total Owners' Equity	1,460,164
TOTAL LIABILITIES AND OWNERS' EQUITY	$ 1,835,164

No Assurance Provided

TOC FACILITIES, LLC
PROFIT AND LOSS STATEMENT - INCOME TAX BASIS
ELEVEN MONTHS ENDED NOVEMBER 30, 2024

	2024
REVENUES	
Assessment Income	$ 108,287
Marina Income	74,480
Pool Income	8,930
Interest Income	2,132
Total Revenues	193,829
EXPENSES	
Operating Expenses	17,411
Administrative Expenses	23,068
Marina Operations	8,268
Pool Operations	21,579
Clubhouse Operations	51,956
Total Expenses	122,282
Net Income	71,547
Retained Earnings, Beginning of Period	40,517
Retained Earnings, End of Period	$ 112,064

No Assurance Provided