

Trailhead Condominium  
 Thirty-Year Cash Flow/Capital Budget Summary  
 January 1, 2021  
 Financial Exhibit

|                                     |           |
|-------------------------------------|-----------|
| Number of Units, 1/1/2021           | 32        |
| Annual capital assessment, 1/1/2021 | \$ 90,200 |
| Average CY assessment/Owner         | \$ 2,819  |
| Average increase/Owner              | 256.25    |
| Inflation rate                      | 2.50%     |
| Interest rate on investments        | 1.50%     |
| Tax rate on investment income       | 0.00%     |
| Capital contingency rate            | 0.00%     |

| Year     | Annual Percent Change to Capital / Reserve Assessment | Capital / Reserve Account Beginning Balance | Expired Useful Life of Components Expressed in Dollars aka "Fully Funded" | Percent Ratio of Fully Funded Value to Capital / Reserve Balance | Annual Dollar Change to Capital / Reserve Assessments | Annual Member Capital / Reserve Assessment | Annual Avg. Capital / Reserve Assessment / Owner | Change in Avg. Annual Capital / Reserve Assessment / Owner | Monthly Avg. Capital / Reserve Assessment / Owner | Change in Avg. Monthly Capital / Reserve Assessment / Owner | Estimated Interest, Net of Tax | Annual Expenditures | Capital Contingency | Ending Balance |
|----------|---|---|---|--|---|--|--|--|---|---|--------------------------------|---------------------|---------------------|----------------|
| 1/1/2021 | 10.00%  | 292,333                                     | 745,039   | 39.24%   | 8,200   | 90,200                                     | 2,819  | 256  | 235   | 21  | 4,541                          | (69,335)            | -                   | 317,740        |
| 1/1/2022 | 10.00%  | 317,740                                     | 791,714   | 40.13%   | 9,020   | 99,220                                     | 3,101  | 282  | 258   | 23  | 4,025                          | (198,000)           | -                   | 222,985        |
| 1/1/2023 | 10.00%  | 222,985                                     | 726,686   | 30.69%   | 9,922   | 109,142                                    | 3,411  | 310  | 284   | 26  | 3,919                          | (32,584)            | -                   | 303,462        |
| 1/1/2024 | 10.00%  | 303,462                                     | 820,410   | 36.99%   | 10,914  | 120,056                                    | 3,752  | 341  | 313   | 28  | 5,371                          | (10,879)            | -                   | 418,009        |
| 1/1/2025 | 10.00%  | 418,009                                     | 933,856   | 44.76%   | 12,006  | 132,062                                    | 4,127  | 375  | 344   | 31  | 6,427                          | (111,158)           | -                   | 445,340        |
| 1/1/2026 | 10.00%  | 445,340                                     | 953,511   | 46.71%   | 13,206  | 145,268                                    | 4,540  | 413  | 378   | 34  | 7,342                          | (57,029)            | -                   | 540,921        |
| 1/1/2027 | 10.00%  | 540,921                                     | 1,028,643   | 52.59%   | 14,527  | 159,795                                    | 4,994  | 454  | 416   | 38  | 9,089                          | (29,758)            | -                   | 680,047        |
| 1/1/2028 | 0.00%   | 680,047                                     | 1,129,273   | 60.22%   | -   | 159,795                                    | 4,994  | -  | 416   | -   | 10,752                         | (86,223)            | -                   | 764,371        |
| 1/1/2029 | 0.00%   | 764,371                                     | 1,177,356   | 64.92%   | -   | 159,795                                    | 4,994  | -  | 416   | -   | 12,235                         | (57,159)            | -                   | 879,242        |
| 1/1/2030 | 0.00%   | 879,242                                     | 1,255,459   | 70.03%   | -   | 159,795                                    | 4,994  | -  | 416   | -   | 8,210                          | (823,654)           | -                   | 223,593        |
| 1/1/2031 | 0.00%   | 223,593                                     | 577,201   | 38.74%   | -   | 159,795                                    | 4,994  | -  | 416   | -   | 4,140                          | (54,953)            | -                   | 332,574        |
| 1/1/2032 | 0.00%   | 332,574                                     | 682,589   | 48.72%   | -   | 159,795                                    | 4,994  | -  | 416   | -   | 5,678                          | (67,933)            | -                   | 430,113        |
| 1/1/2033 | 0.00%   | 430,113                                     | 776,747   | 55.37%   | -   | 159,795                                    | 4,994  | -  | 416   | -   | 7,034                          | (82,132)            | -                   | 514,811        |
| 1/1/2034 | 0.00%   | 514,811                                     | 859,998   | 59.86%   | -   | 159,795                                    | 4,994  | -  | 416   | -   | 8,689                          | (30,933)            | -                   | 652,361        |
| 1/1/2035 | 0.00%   | 652,361                                     | 994,306   | 65.61%   | -   | 159,795                                    | 4,994  | -  | 416   | -   | 10,126                         | (114,337)           | -                   | 707,945        |
| 1/1/2036 | 0.00%   | 707,945                                     | 1,050,841   | 67.37%   | -   | 159,795                                    | 4,994  | -  | 416   | -   | 11,296                         | (69,564)            | -                   | 809,472        |
| 1/1/2037 | 0.00%   | 809,472                                     | 1,152,202   | 70.25%   | -   | 159,795                                    | 4,994  | -  | 416   | -   | 12,288                         | (140,279)           | -                   | 841,277        |
| 1/1/2038 | 0.00%   | 841,277                                     | 1,186,635   | 70.90%   | -   | 159,795                                    | 4,994  | -  | 416   | -   | 11,487                         | (310,747)           | -                   | 701,812        |
| 1/1/2039 | 0.00%   | 701,812                                     | 1,059,323   | 66.25%   | -   | 159,795                                    | 4,994  | -  | 416   | -   | 11,208                         | (69,013)            | -                   | 803,802        |
| 1/1/2040 | 0.00%   | 803,802                                     | 1,175,414   | 68.38%   | -   | 159,795                                    | 4,994  | -  | 416   | -   | 11,416                         | (245,217)           | -                   | 729,796        |
| 1/1/2041 | 0.00%   | 729,796                                     | 1,124,545   | 64.90%   | -   | 159,795                                    | 4,994  | -  | 416   | -   | 11,708                         | (58,344)            | -                   | 842,955        |
| 1/1/2042 | 0.00%   | 842,955                                     | 1,260,821   | 66.86%   | -   | 159,795                                    | 4,994  | -  | 416   | -   | 12,848                         | (132,689)           | -                   | 882,909        |
| 1/1/2043 | 0.00%   | 882,909                                     | 1,327,419   | 66.51%   | -   | 159,795                                    | 4,994  | -  | 416   | -   | 13,983                         | (61,219)            | -                   | 995,467        |
| 1/1/2044 | 0.00%   | 995,467                                     | 1,466,525   | 67.88%   | -   | 159,795                                    | 4,994  | -  | 416   | -   | 15,031                         | (146,626)           | -                   | 1,023,667      |
| 1/1/2045 | 0.00%   | 1,023,667                                   | 1,524,166   | 67.16%   | -   | 159,795                                    | 4,994  | -  | 416   | -   | 14,827                         | (230,251)           | -                   | 968,037        |
| 1/1/2046 | 0.00%   | 968,037                                     | 1,504,853   | 64.33%   | -   | 159,795                                    | 4,994  | -  | 416   | -   | 12,995                         | (363,269)           | -                   | 777,557        |
| 1/1/2047 | 0.00%   | 777,557                                     | 1,362,594   | 57.06%   | -   | 159,795                                    | 4,994  | -  | 416   | -   | 12,683                         | (23,805)            | -                   | 926,231        |
| 1/1/2048 | 0.00%   | 926,231                                     | 1,560,440   | 59.36%   | -   | 159,795                                    | 4,994  | -  | 416   | -   | 13,339                         | (233,772)           | -                   | 865,592        |
| 1/1/2049 | 0.00%   | 865,592                                     | 1,555,296   | 55.65%   | -   | 159,795                                    | 4,994  | -  | 416   | -   | 14,173                         | (1,311)             | -                   | 1,038,248      |
| 1/1/2050 | 0.00%   | 1,038,248                                   | 1,782,403   | 58.25%   | -   | 159,795                                    | 4,994  | -  | 416   | -   | 10,832                         | (792,037)           | -                   | 416,838        |