

# ANNUAL REPORT 2025

CELEBRATING CHANGE, SERVICE, AND GROWTH

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## A YEAR OF CHANGE

2025 was a milestone year for Creative Compassion, highlighted by the appointment of Christy Dolinich as Executive Director in April. Since joining, Christy has fearlessly championed our mission to expand local homeownership and housing opportunities.



## NEW OFFICE LOCATION

After 23 years, we've moved! We've traded our old duplex for a professional office space. We are still right here in Crossville at 1535 Sparta HWY, Crossville, TN 38572. Stop by for a tour and meet the team!

## EXPANDED VISION

Expanding on our homeownership mission, we are now focusing on Aging in Place initiatives to keep homes safe, healthy, and accessible for seniors.



931-456-6654



<https://ccihomes.org>



Crossville, TN

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**COMPASSION IN ACTION:  
A YEAR OF SERVICE AND GROWTH**



*New homeowner created through our new building program, May, 2025*

**2025 PROGRAM NUMBERS**

| Program   | Projects Completed 2025           | Total Activity 2025 | Lifetime Projects Completed | Lifetime Activity |
|---|-----------------------------------|---------------------|-----------------------------|-------------------|
| Households assisted with home repairs   | 11                                | \$ 143,413.00       | 130                         | \$ 683,444.00     |
| Homeowners created through New Home Construction                                  | 1 completed,<br>3 carried to 2026 | \$ 1,069,000.00     | 189                         | \$ 10,270,100.00  |
| Households assisted with housing expenses during unexpected financial emergencies | 33                                | \$ 11,218.00        | 229                         | \$ 76,563.00      |
|   |                                   |                     |                             |                   |
| Households assisted:  | 48                                | \$ 1,223,631.00     | 548                         | \$ 11,030,107.00  |
|   |                                   |                     |                             |                   |
| Veterans assisted:  | 7                                 | \$ 41,719.00        |                             |                   |

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## TESTIMONY

*“Mark and Sarah saw a need and did everything possible to make sure we got our new heat pump. It’s not very often you can make a Marine Corps veteran cry, but they managed to do it...Thanks so much for those who made this happen.”*  
~ Jerry Jones, a 2025 participant in our home repair program dedicated to veterans.



Jerry Jones, home repair recipient and veteran

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## HOW \$10 PER MONTH TURNS INTO \$10,000

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Did you know a recurring donation supports your favorite nonprofits better than a one-time gift? Recurring donations provide reliable income, creating the “bricks” for building future support for the very programs you’ve just read about above.

We are looking for 84 people to commit \$10 per month in 2026, which combined will equal \$10,000 at the end of the year! Visit our website and click the green Donate button to become a 2026 Founder donor.



**Creative Compassion, Inc.**  
**STATEMENT OF FINANCIAL POSITION**  
**December 31, 2025**

**ASSETS**

**CURRENT ASSETS**

|                              |                 |
|------------------------------|-----------------|
| HF Operating Checking Petty  | \$ 3,917.52     |
| Cash Housing Dev-2010        | 100.00          |
| Restricted Tax & Ins Escrow  | 20,835.34       |
| Checking Accounts Receivable | 2,124.28        |
| Unamortized Forgiveables     | 165,337.40      |
| HOME CHDO Grant Receivable   | (103,207.88)    |
| Unearned Grant--HOME         | 7,112.97        |
| Inventory--Houses & Land     | (7,112.97)      |
| Resale Lots 4-Jesse Loop     | 753,421.04      |
| Prepaid Expenses             | 19,628.71       |
|                              | <u>3,177.00</u> |

**Total Current Assets** **865,333.41**

**CAPITAL ASSETS**

|                            |                    |
|----------------------------|--------------------|
| Land                       |                    |
| New Office Building Office | 50,000.00          |
| Duplex Office Bldg         | 361,500.23         |
| Improvements Office        | 50,706.36          |
| Furniture & Fixtures       | 20,339.56          |
| Accumulated Depreciation   | 12,668.32          |
|                            | <u>(55,383.75)</u> |

**Total Net Capital Assets** **439,830.72**

**Other Assets**

|                          |                   |
|--------------------------|-------------------|
| RightofUse Asset         | 9,826.00          |
| Accumulated Amortization | <u>(6,036.00)</u> |

**Total Other Assets** **3,790.00**

**Total Assets** **\$ 1,308,954.13**

**LIABILITIES AND NET ASSETS**

**CURRENT LIABILITIES**

|                          |                 |
|--------------------------|-----------------|
| Loans Rec/Payable        | \$ 3,592.78     |
| Wages Payable            | 7,110.90        |
| Accrued Vacation         | 5,901.00        |
| Payroll Taxes Payable    | 5,018.99        |
| One Bank Line of Credit  | 225,000.00      |
| Forgiveable Note Payable | <u>6,120.00</u> |

**Total Current Liabilities** **252,743.67**

**LONG-TERM LIABILITIES**

|                              |                  |
|------------------------------|------------------|
| Mortgage Payable OneBank     | 385,000.00       |
| Lease Liability Long Term    | 3,720.00         |
| MS Memorial Scholarship Fund | 2,600.00         |
| Veterans Program Funds       | <u>22,804.64</u> |

**Total Long-Term Liabilities** **414,124.64**

**Total Liabilities** **666,868.31**

**NET ASSETS**

|                              |                  |
|------------------------------|------------------|
| Net Assets                   | 624,058.04       |
| Increase (Dec) in Net Assets | <u>18,027.78</u> |

**Total Net Assets** **642,085.82**

**Total Liabilities & Net Assets** **\$ 1,308,954.13**