

CONDENSED STATEMENT OF CASH RECEIPTS AND DISBURSEMENTS
GREEN VALLEY VILLAS WEST CONDOMINIUM ASSOCIATION

As of September 30, 2020

| OPERATIONS FUND | ACTUAL | BUDGET | VARIANCE |
|---------------------------------------------------|-------------------------|-------------------------|-------------------------|
| Receipts | | | |
| Residential assessment | \$ 1,308,288 | \$ 1,300,320 | \$ 7,968 |
| Late charges | 759 | 1,500 | (741) |
| Transfer fees | 14,550 | 11,250 | 3,300 |
| Laundry | 10,073 | 11,250 | (1,177) |
| Other Income | 6,903 | 150 | 6,753 |
| Total receipts | 1,340,573 | 1,324,470 | 16,103 |
| Disbursements | | | |
| Maintenance | 509,594 | 593,777 | 84,183 |
| Utilities | 198,032 | 209,062 | 11,030 |
| Administration | 149,093 | 139,122 | (9,971) |
| Insurance & Taxes | 71,577 | 90,007 | 18,430 |
| Total disbursements | 928,296 | 1,031,968 | 103,672 |
| Income / Deficit | 412,277 | 292,502 | 119,775 |
| Transfer to Major Maintenance Fund | 292,500 | 292,500 | - |
| Net Increase / Decrease in operating fund balance | 119,777 | 2 | 119,775 |
| Operating Fund balance as of 12/31/2019 | 35,903 | 35,903 | - |
| Operating Fund balance at end of period | \$ 155,680 | \$ 35,905 | (\$119,775) |
| MAJOR MAINTENANCE FUND | | | |
| Receipts | | | |
| Transfer from operations fund | \$ 382,500 | \$ 292,500 | (90,000) |
| Gain/(Loss) on Investments | 34,458 | - | (34,458) |
| Additional Reserve Allocation | - | | - |
| Interest | 24,821 | 26,250 | 1,429 |
| Total receipts | 441,779 | 318,750 | (123,029) |
| Disbursements | | | |
| Roof replacements and Major Repair | 218,526 | 174,000 | (44,526) |
| Painting Outside Contractor | 71,149 | - | (71,149) |
| Street Maintenance | 62,429 | 37,500 | (24,929) |
| Pool equipment | 11,200 | 2,100 | (9,100) |
| HVAC replacement | 191,790 | 41,400 | (150,390) |
| Capital equipment | 25,879 | 11,250 | (14,629) |
| Tree Maintenance | - | 11,250 | 11,250 |
| Restoration - Gas Line Replacement | 18,950 | 15,000 | (3,950) |
| Contingency | - | 26,250 | 26,250 |
| Total disbursements | 599,923 | 318,750 | (281,173) |
| Excess (deficit) of receipts over disbursements | (158,144) | - | (158,144) |
| Net Book Value of Fixed Assests | 631,441 | 631,441 | - |
| Major Maintenance Fund Balance as of 12/31/2019 | 1,712,393 | 1,712,393 | - |
| Reserve Fund Balance at end of period | \$ 2,343,834 | \$ 2,343,834 | \$ (158,144) |
| Total Funds | \$ 2,499,514 | \$ 2,379,739 | \$ (277,919) |