

Country Club West Homeowners Assn.

Balance Sheet

As of the Dates Presented Below

	<u>Dec 31, 22</u>	<u>Dec 31, 21</u>
ASSETS		
Current Assets		
Checking/Savings		
Charter Bank - Checking	46,574.59	41,054.14
Charter Bank - MM	10,674.61	10,653.57
Charter Bank - CDs		
Charter Bank - CD 4597	15,935.67	15,799.29
Charter Bank - CD 9389	11,502.98	11,482.84
Charter Bank - CD 9390	12,487.68	12,416.07
Charter Bank - CD 9496	15,291.06	15,209.27
Charter Bank - CD 9575	15,325.49	15,279.60
Charter Bank - CD 9628	13,099.40	13,024.29
Total Charter Bank - CDs	<u>83,642.28</u>	<u>83,211.36</u>
Total Checking/Savings	140,891.48	134,919.07
Accounts Receivable		
Accounts Receivable	6,463.00	6,297.00
Total Accounts Receivable	6,463.00	6,297.00
Other Current Assets		
Income Tax Deposits	282.00	388.00
Total Other Current Assets	<u>282.00</u>	<u>388.00</u>
Total Current Assets	<u>147,636.48</u>	<u>141,604.07</u>
TOTAL ASSETS	<u><u>147,636.48</u></u>	<u><u>141,604.07</u></u>
LIABILITIES & EQUITY		
Liabilities		
Current Liabilities		
Other Current Liabilities		
Accrued Income Taxes	25.00	23.00
Total Other Current Liabilities	<u>25.00</u>	<u>23.00</u>
Total Current Liabilities	<u>25.00</u>	<u>23.00</u>
Total Liabilities	25.00	23.00
Equity		
Retained Earnings	141,581.07	133,804.24
Net Income	6,030.41	7,776.83
Total Equity	<u>147,611.48</u>	<u>141,581.07</u>
TOTAL LIABILITIES & EQUITY	<u><u>147,636.48</u></u>	<u><u>141,604.07</u></u>

No Assurance Provided / All Disclosures Omitted

Country Club West Homeowners Assn.
Statement of Income
For the Periods Presented Below

	Jan - Dec 22	Jan - Dec 21
Ordinary Income/Expense		
Income		
Membership Dues	26,000.00	25,960.00
Late Fees	2,450.00	3,150.00
Fines Income	200.00	0.00
Total Income	<u>28,650.00</u>	<u>29,110.00</u>
Gross Profit	28,650.00	29,110.00
Expense		
Accounting Fees	4,639.25	6,005.00
Bank Charges	0.00	59.06
Insurance	4,422.00	3,913.00
Landscaping	721.56	492.20
Lawn Maintenance	10,383.70	6,821.54
Legal Fees	562.50	120.00
Office Supplies	102.39	267.07
Postage	900.87	764.23
Real Estate Taxes	184.00	188.00
Repairs & Maintenance	100.00	768.46
Snow Removal	288.28	500.00
Web Hosting	636.00	1,773.86
Total Expense	<u>22,940.55</u>	<u>21,672.42</u>
Net Ordinary Income	5,709.45	7,437.58
Other Income/Expense		
Other Income		
Interest Income	451.96	474.25
Total Other Income	451.96	474.25
Other Expense		
Income Tax	131.00	135.00
Total Other Expense	<u>131.00</u>	<u>135.00</u>
Net Other Income	320.96	339.25
Net Income	<u><u>6,030.41</u></u>	<u><u>7,776.83</u></u>

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