

**BC2**  
**Balance Sheet**  
As of June 30, 2021

Accrual Basis

|                                      | <u>Jun 30, 21</u>   |
|--------------------------------------|---------------------|
| <b>ASSETS</b>                        |                     |
| <b>Current Assets</b>                |                     |
| <b>Checking/Savings</b>              |                     |
| 1103 · Fifth Third                   | 10,001.24           |
| 1117 · Edward Jones Money Market     | 160,379.57          |
| 1118 · Edward Jones CD's             | 196,797.15          |
| 1119 · Edward Jones/Lord Abbett Fund | 201,887.07          |
| 1120 · Edward Jones Mutual Funds     | 337,141.99          |
| 1121 · Edward Jones Bonds            | 66,942.77           |
|                                      | <hr/>               |
| <b>Total Checking/Savings</b>        | 973,149.79          |
| <b>Accounts Receivable</b>           |                     |
| 1160 · Accounts Receivable           | 16,788.27           |
|                                      | <hr/>               |
| <b>Total Accounts Receivable</b>     | 16,788.27           |
| <b>Other Current Assets</b>          |                     |
| 1170 · Allowance/Doubtful Accounts   | 13,196.83           |
|                                      | <hr/>               |
| <b>Total Other Current Assets</b>    | 13,196.83           |
|                                      | <hr/>               |
| <b>Total Current Assets</b>          | 1,003,134.89        |
|                                      | <hr/>               |
| <b>TOTAL ASSETS</b>                  | <b>1,003,134.89</b> |
|                                      | <hr/> <hr/>         |
| <b>LIABILITIES &amp; EQUITY</b>      |                     |
| <b>Liabilities</b>                   |                     |
| <b>Current Liabilities</b>           |                     |
| <b>Accounts Payable</b>              |                     |
| 1200 · Accounts Payable              | 8,467.24            |
|                                      | <hr/>               |
| <b>Total Accounts Payable</b>        | 8,467.24            |

**BC2**  
**Balance Sheet**  
As of June 30, 2021

Accrual Basis

---

|                                        | <u>Jun 30, 21</u>          |
|----------------------------------------|----------------------------|
| <b>Other Current Liabilities</b>       |                            |
| 1205 · Prepaid Assessments             | 9,362.06                   |
| <b>Total Other Current Liabilities</b> | <u>9,362.06</u>            |
| <b>Total Current Liabilities</b>       | <u>17,829.30</u>           |
| <b>Total Liabilities</b>               | 17,829.30                  |
| <b>Equity</b>                          |                            |
| 30000 · Opening Balance Equity         | -3,545.94                  |
| 3000 · Homeowners Equity               | 187,811.50                 |
| 3001 · Capital Reserves                | -54,274.22                 |
| 3005 · Roof Reserve                    | 353,365.62                 |
| 3006 · Driveway Reserve                | 369,094.58                 |
| 32000 · Retained Earnings              | 135,655.63                 |
| Net Income                             | <u>-2,801.58</u>           |
| <b>Total Equity</b>                    | <u>985,305.59</u>          |
| <b>TOTAL LIABILITIES &amp; EQUITY</b>  | <u><u>1,003,134.89</u></u> |

**BC2  
Profit & Loss Budget Performance**

Accrual Basis

June 2021

|                                       | Jun 21           | Budget           | \$ Over Budget   | Jan - Jun 21      | YTD Budget        | \$ Over Budget    | Annual Budget     |
|---------------------------------------|------------------|------------------|------------------|-------------------|-------------------|-------------------|-------------------|
| <b>Income</b>                         |                  |                  |                  |                   |                   |                   |                   |
| <b>Income</b>                         |                  |                  |                  |                   |                   |                   |                   |
| 4000 · Assessment Income              | 19,755.67        | 19,756.42        | -0.75            | 118,534.02        | 118,538.52        | -4.50             | 237,077.00        |
| 4002 · Reserve Assessments            | 6,608.33         | 6,608.33         | 0.00             | 39,649.98         | 39,649.98         | 0.00              | 79,300.00         |
| 4001 · Recreation Assessments         | 14,196.00        | 14,196.00        | 0.00             | 85,176.00         | 85,176.00         | 0.00              | 170,352.00        |
| 4008 · Interest Income                | 2,067.62         | 1,466.67         | 600.95           | 3,915.54          | 8,800.02          | -4,884.48         | 17,600.00         |
| 4010 · Late Fees                      | -50.00           | 166.67           | -216.67          | 1,700.00          | 1,000.02          | 699.98            | 2,000.00          |
| 4025 · Fines                          | -700.00          | 166.67           | -866.67          | 6,175.00          | 1,000.02          | 5,174.98          | 2,000.00          |
| <b>Total Income</b>                   | <b>41,877.62</b> | <b>42,360.76</b> | <b>-483.14</b>   | <b>255,150.54</b> | <b>254,164.56</b> | <b>985.98</b>     | <b>508,329.00</b> |
| <b>Total Income</b>                   | <b>41,877.62</b> | <b>42,360.76</b> | <b>-483.14</b>   | <b>255,150.54</b> | <b>254,164.56</b> | <b>985.98</b>     | <b>508,329.00</b> |
| <b>Expense</b>                        |                  |                  |                  |                   |                   |                   |                   |
| <b>Administrative Expenses</b>        |                  |                  |                  |                   |                   |                   |                   |
| 5225 · Recording Secretary            | 0.00             | 75.00            | -75.00           | 75.00             | 375.00            | -300.00           | 675.00            |
| 5227 · Office Supplies & Expense      | 0.00             | 12.50            | -12.50           | 0.00              | 75.00             | -75.00            | 150.00            |
| 5229 · Postage                        | 0.00             | 23.58            | -23.58           | 155.19            | 141.48            | 13.71             | 283.00            |
| 5230 · Printing                       | 0.00             | 20.42            | -20.42           | 625.55            | 122.52            | 503.03            | 245.00            |
| 5240 · Management Fee                 | 1,598.00         | 1,598.00         | 0.00             | 9,588.00          | 9,588.00          | 0.00              | 19,176.00         |
| 5241 · Audit Fees                     | 0.00             | 0.00             | 0.00             | 0.00              | 0.00              | 0.00              | 2,800.00          |
| 5242 · Legal Fees                     | 0.00             | 125.00           | -125.00          | 622.25            | 750.00            | -127.75           | 1,500.00          |
| 5245 · Bank Charges                   | 103.21           | 112.33           | -9.12            | 628.17            | 673.98            | -45.81            | 1,348.00          |
| 5275 · Property Insurance             | 0.00             | 0.00             | 0.00             | 0.00              | 0.00              | 0.00              | 2,537.00          |
| 5290 · Corporate Taxes                | 0.00             | 0.00             | 0.00             | 0.00              | 0.00              | 0.00              | 1,725.00          |
| 5291 · Bad Debt                       | 0.00             | 41.67            | -41.67           | 0.00              | 250.02            | -250.02           | 500.00            |
| <b>Total Administrative Expenses</b>  | <b>1,701.21</b>  | <b>2,008.50</b>  | <b>-307.29</b>   | <b>11,694.16</b>  | <b>11,976.00</b>  | <b>-281.84</b>    | <b>30,939.00</b>  |
| <b>Building Maintenance</b>           |                  |                  |                  |                   |                   |                   |                   |
| 6040 · Exterior Staining              | 0.00             | 0.00             | 0.00             | 27,240.00         | 17,500.00         | 9,740.00          | 17,500.00         |
| 6045 · Roof Repairs                   | 0.00             | 166.67           | -166.67          | 1,444.21          | 1,000.02          | 444.19            | 2,000.00          |
| 6050 · Soffits & Fascia               | 0.00             | 83.33            | -83.33           | 0.00              | 499.98            | -499.98           | 1,000.00          |
| 6055 · Siding Repairs                 | 0.00             | 125.00           | -125.00          | 130.75            | 750.00            | -619.25           | 1,500.00          |
| 6060 · Gutters & Downspouts           | 0.00             | 0.00             | 0.00             | 6,260.02          | 6,250.00          | 10.02             | 12,500.00         |
| 6065 · Wood Replacement               | 0.00             | 4,045.00         | -4,045.00        | 0.00              | 4,045.00          | -4,045.00         | 4,045.00          |
| 6066 · Concrete Repairs               | 0.00             | 0.00             | 0.00             | 1,250.00          | 500.00            | 750.00            | 500.00            |
| 6090 · Lighting Repairs               | 40.00            | 41.67            | -1.67            | 1,429.98          | 250.02            | 1,179.96          | 500.00            |
| 6092 · Tuckpointing/Addresses         | 331.24           | 0.00             | 331.24           | 394.49            | 0.00              | 394.49            | 4,000.00          |
| 6093 · Foundation Repairs             | 0.00             | 0.00             | 0.00             | 0.00              | 0.00              | 0.00              | 5,800.00          |
| 6094 · Drainage System                | 0.00             | 0.00             | 0.00             | 0.00              | 0.00              | 0.00              | 3,000.00          |
| <b>Total Building Maintenance</b>     | <b>371.24</b>    | <b>4,461.67</b>  | <b>-4,090.43</b> | <b>38,149.45</b>  | <b>30,795.02</b>  | <b>7,354.43</b>   | <b>52,345.00</b>  |
| <b>Land Maintenance Expense</b>       |                  |                  |                  |                   |                   |                   |                   |
| 6240 · Land Maintenance Service       | 8,096.00         | 9,825.00         | -1,729.00        | 23,688.00         | 39,300.00         | -15,612.00        | 78,600.00         |
| 6241 · Trees, Shrubs & Bushes         | 0.00             | 0.00             | 0.00             | 5,300.00          | 5,550.00          | -250.00           | 5,550.00          |
| 6245 · Snow Removal Service           | 0.00             | 0.00             | 0.00             | 26,413.90         | 24,266.40         | 2,147.50          | 40,444.00         |
| <b>Total Land Maintenance Expense</b> | <b>8,096.00</b>  | <b>9,825.00</b>  | <b>-1,729.00</b> | <b>55,401.90</b>  | <b>69,116.40</b>  | <b>-13,714.50</b> | <b>124,594.00</b> |
| <b>Other Community Expense</b>        |                  |                  |                  |                   |                   |                   |                   |
| 8150 · Trash Removal                  | 7,746.19         | 4,233.25         | 3,512.94         | 27,880.63         | 25,399.50         | 2,481.13          | 50,799.00         |
| 6340 · Recreation Association         | 14,196.00        | 14,196.00        | 0.00             | 85,176.00         | 85,176.00         | 0.00              | 170,352.00        |
| <b>Total Other Community Expense</b>  | <b>21,942.19</b> | <b>18,429.25</b> | <b>3,512.94</b>  | <b>113,056.63</b> | <b>110,575.50</b> | <b>2,481.13</b>   | <b>221,151.00</b> |

**BC2**  
**Profit & Loss Budget Performance**

June 2021

Accrual Basis

|                              | Jun 21          | Budget          | \$ Over Budget  | Jan - Jun 21     | YTD Budget       | \$ Over Budget  | Annual Budget |
|------------------------------|-----------------|-----------------|-----------------|------------------|------------------|-----------------|---------------|
| <b>Reserve Funding</b>       |                 |                 |                 |                  |                  |                 |               |
| 5278 · Reserve Contribution  | 6,608.33        | 6,608.33        | 0.00            | 39,649.98        | 39,649.98        | 0.00            | 79,300.00     |
| <b>Total Reserve Funding</b> | 6,608.33        | 6,608.33        | 0.00            | 39,649.98        | 39,649.98        | 0.00            | 79,300.00     |
| <b>Total Expense</b>         | 38,718.97       | 41,332.75       | -2,613.78       | 257,952.12       | 262,112.90       | -4,160.78       | 508,329.00    |
| <b>Net Income</b>            | <b>3,158.65</b> | <b>1,028.01</b> | <b>2,130.64</b> | <b>-2,801.58</b> | <b>-7,948.34</b> | <b>5,146.76</b> | <b>0.00</b>   |