

**Entrada Property Owners
Summary of Financial Report
February 2023**

Operating

Last Month Ending Balance	\$	92,187.25
Total Income-Current Month	\$	15,900.27
Income from rebill/collections fees	\$	-
Total Expenses-Current Month	\$	530.39
Expense from rebill/collection fees	\$	-
This Month Ending Balance	\$	107,557.13

Reserve

Last Month Ending Balance	\$	20,008.30
Total Income-Current Month	\$	2.31
Total Expenses-Current Month	\$	-
This Month Ending Balance	\$	20,010.61

Account Balances

Operating Balance - Alliance Bank	\$	107,557.13
Reserve Balance - Alliance Bank	\$	20,010.61
Delinquent Assessments	\$	95,511.18
Prepaid Assessments	\$	1,150.00
Unpaid Bills	\$	-

**Entrada Property Owners Association
Fund Balance Sheet
Period Through: 2/28/2023**

Assets

Operating Assets	
1001 - Alliance Bank - Operating	\$107,557.13
Operating Assets Total	\$107,557.13

Reserve Assets	
1002 - Alliance Bank - Reserves	\$20,010.61
Reserve Assets Total	\$20,010.61

Assets Total		\$127,567.74
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Liabilities and Equity

Operating Retained Earnings	\$57,679.46
Reserve Retained Earnings	\$10,006.74

Operating Net Income	\$49,877.67
Reserve Net Income	\$10,003.87

Liabilities & Equity Total		\$127,567.74
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Entrada Property Owners Association
Budget Comparison Report
2/1/2023 - 2/28/2023

	2/1/2023 - 2/28/2023			1/1/2023 - 2/28/2023			
	Actual	Budget	Variance	Actual	Budget	Variance	Annual Budget
Income							
<u>Operating Income</u>							
3010 - Owner Assessments	\$15,748.34	\$0.00	\$15,748.34	\$68,386.30	\$90,650.00	(\$22,263.70)	\$90,650.00
3180 - Interest Earned	\$1.93	\$0.00	\$1.93	\$3.58	\$0.00	\$3.58	\$0.00
3999 - Prepaid Income	\$150.00	\$0.00	\$150.00	(\$6,776.12)	\$0.00	(\$6,776.12)	\$0.00
<u>Total Operating Income</u>	\$15,900.27	\$0.00	\$15,900.27	\$61,613.76	\$90,650.00	(\$29,036.24)	\$90,650.00
Total Income	\$15,900.27	\$0.00	\$15,900.27	\$61,613.76	\$90,650.00	(\$29,036.24)	\$90,650.00
Expense							
<u>Administrative Expenses</u>							
4705 - Accounting/Tax Preparation	\$90.00	\$0.00	(\$90.00)	\$90.00	\$0.00	(\$90.00)	\$175.00
4710 - Management Fees	\$350.00	\$350.00	\$0.00	\$700.00	\$700.00	\$0.00	\$4,200.00
4715 - Postage	\$2.07	\$5.00	\$2.93	\$2.07	\$10.00	\$7.93	\$60.00
4720 - Copies	\$0.00	\$2.50	\$2.50	\$2.34	\$5.00	\$2.66	\$30.00
4722 - Scanning	\$0.00	\$0.00	\$0.00	\$4.86	\$0.00	(\$4.86)	\$0.00
4730 - Statements	\$2.00	\$0.00	(\$2.00)	\$766.00	\$800.00	\$34.00	\$800.00
4735 - Legal Expense	\$50.00	\$83.33	\$33.33	\$100.00	\$166.66	\$66.66	\$1,000.00
4745 - Office Supplies	\$36.32	\$10.50	(\$25.82)	\$60.82	\$21.00	(\$39.82)	\$126.00
4751 - Bank Fees	\$0.00	\$0.83	\$0.83	\$10.00	\$1.66	(\$8.34)	\$10.00
4755 - Meeting Expenses	\$0.00	\$41.67	\$41.67	\$0.00	\$83.34	\$83.34	\$500.00
4790 - Miscellaneous	\$0.00	\$25.00	\$25.00	\$0.00	\$50.00	\$50.00	\$300.00
4791 - Storage	\$0.00	\$25.00	\$25.00	\$0.00	\$50.00	\$50.00	\$300.00
<u>Total Administrative Expenses</u>	\$530.39	\$543.83	\$13.44	\$1,736.09	\$1,887.66	\$151.57	\$7,501.00
<u>Fixed Expenses</u>							
4011 - Reserve Transfers	\$0.00	\$0.00	\$0.00	\$10,000.00	\$10,000.00	\$0.00	\$10,000.00
4015 - ACC Reporting	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$10.00
4020 - Income Taxes - State/Federal	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$170.00
4025 - Licenses & Permits	\$0.00	\$0.00	\$0.00	\$0.00	\$12.50	\$12.50	\$50.00
4030 - Liability/D&O Insurance	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$1,600.00
<u>Total Fixed Expenses</u>	\$0.00	\$0.00	\$0.00	\$10,000.00	\$10,012.50	\$12.50	\$11,830.00
<u>Maintenance Expenses</u>							
4315 - Sign Maintenance	\$0.00	\$83.33	\$83.33	\$0.00	\$166.66	\$166.66	\$1,000.00
4320 - Road Maintenance	\$0.00	\$5,000.00	\$5,000.00	\$0.00	\$10,000.00	\$10,000.00	\$60,000.00
<u>Total Maintenance Expenses</u>	\$0.00	\$5,083.33	\$5,083.33	\$0.00	\$10,166.66	\$10,166.66	\$61,000.00
Total Expense	\$530.39	\$5,627.16	\$5,096.77	\$11,736.09	\$22,066.82	\$10,330.73	\$80,331.00
Operating Net Income	\$15,369.88	(\$5,627.16)	\$20,997.04	\$49,877.67	\$68,583.18	(\$18,705.51)	\$10,319.00
Reserve Income							
<u>Reserve Income</u>							
5001 - Reserve Interest Earned	\$2.31	\$0.00	\$2.31	\$3.87	\$0.00	\$3.87	\$0.00
5005 - Reserve Contribution	\$0.00	\$0.00	\$0.00	\$10,000.00	\$0.00	\$10,000.00	\$0.00
<u>Total Reserve Income</u>	\$2.31	\$0.00	\$2.31	\$10,003.87	\$0.00	\$10,003.87	\$0.00
Total Reserve Income	\$2.31	\$0.00	\$2.31	\$10,003.87	\$0.00	\$10,003.87	\$0.00

Entrada Property Owners Association
Budget Comparison Report
2/1/2023 - 2/28/2023

	2/1/2023 - 2/28/2023			1/1/2023 - 2/28/2023			
	Actual	Budget	Variance	Actual	Budget	Variance	Annual Budget
Reserve Net Income	\$2.31	\$0.00	\$2.31	\$10,003.87	\$0.00	\$10,003.87	\$0.00
Net Income	\$15,372.19	(\$5,627.16)	\$20,999.35	\$59,881.54	\$68,583.18	(\$8,701.64)	\$10,319.00

**Entrada Property Owners Association
Cash Flow Statement
2/1/2023 - 2/28/2023**

Total Cash on Hand 2/1/2023: \$112,195.55

Account	Beginning Balance	Increase	Decrease	Ending Balance	Net Change
1001 - Alliance Bank - Operating	\$92,187.25	\$15,900.27	\$530.39	\$107,557.13	\$15,369.88
1002 - Alliance Bank - Reserves	\$20,008.30	\$2.31	\$0.00	\$20,010.61	\$2.31

Total Net Change 2/1/2023 - 2/28/2023: \$15,372.19

Total Cash on Hand 2/28/2023: \$127,567.74

Entrada Property Owners Association
Income Statement
1/1/2023 - 2/28/2023

	Jan 2023	Feb 2023	YTD
Income			
<u>Operating Income</u>			
3010 - Owner Assessments	\$52,637.96	\$15,748.34	\$68,386.30
3180 - Interest Earned	\$1.65	\$1.93	\$3.58
3999 - Prepaid Income	(\$6,926.12)	\$150.00	(\$6,776.12)
<u>Total Operating Income</u>	\$45,713.49	\$15,900.27	\$61,613.76
<i>Total Income</i>	\$45,713.49	\$15,900.27	\$61,613.76
Expense			
<u>Administrative Expenses</u>			
4705 - Accounting/Tax Preparation	\$0.00	\$90.00	\$90.00
4710 - Management Fees	\$350.00	\$350.00	\$700.00
4715 - Postage	\$0.00	\$2.07	\$2.07
4720 - Copies	\$2.34	\$0.00	\$2.34
4722 - Scanning	\$4.86	\$0.00	\$4.86
4730 - Statements	\$764.00	\$2.00	\$766.00
4735 - Legal Expense	\$50.00	\$50.00	\$100.00
4745 - Office Supplies	\$24.50	\$36.32	\$60.82
4751 - Bank Fees	\$10.00	\$0.00	\$10.00
<u>Total Administrative Expenses</u>	\$1,205.70	\$530.39	\$1,736.09
<u>Fixed Expenses</u>			
4011 - Reserve Transfers	\$10,000.00	\$0.00	\$10,000.00
<u>Total Fixed Expenses</u>	\$10,000.00	\$0.00	\$10,000.00
<i>Total Expense</i>	\$11,205.70	\$530.39	\$11,736.09
Operating Net Income	\$34,507.79	\$15,369.88	\$49,877.67
Reserve Income			
<u>Reserve Income</u>			
5001 - Reserve Interest Earned	\$1.56	\$2.31	\$3.87
5005 - Reserve Contribution	\$10,000.00	\$0.00	\$10,000.00
<u>Total Reserve Income</u>	\$10,001.56	\$2.31	\$10,003.87
<i>Total Reserve Income</i>	\$10,001.56	\$2.31	\$10,003.87
Reserve Expense			
<i>Total Reserve Expense</i>	\$0.00	\$0.00	\$0.00
Reserve Net Income	\$10,001.56	\$2.31	\$10,003.87

Entrada Property Owners Association
Income Statement
1/1/2023 - 2/28/2023

	Jan 2023	Feb 2023	YTD
Net Income	\$44,509.35	\$15,372.19	\$59,881.54