

Parkwood Villas Homeowners' Association, II, Inc.

01/31/23

Balance Sheet

Accrual Basis

As of December 31, 2022

	<u>Dec 31, 22</u>
ASSETS	
Current Assets	
Checking/Savings	
BB&T-OP	60,073.84
CD - 7/5/16	10,266.18
Total Checking/Savings	<u>70,340.02</u>
Accounts Receivable	
Accounts Receivable	3,228.49
Total Accounts Receivable	<u>3,228.49</u>
Total Current Assets	<u>73,568.51</u>
TOTAL ASSETS	<u>73,568.51</u>
LIABILITIES & EQUITY	
Liabilities	
Current Liabilities	
Other Current Liabilities	
Key Deposit	840.00
Prepaid Assessments	1,681.83
Total Other Current Liabilities	<u>2,521.83</u>
Total Current Liabilities	<u>2,521.83</u>
Total Liabilities	2,521.83
Equity	
Fund Balance	71,255.55
Net Income	-208.87
Total Equity	<u>71,046.68</u>
TOTAL LIABILITIES & EQUITY	<u>73,568.51</u>

Parkwood Villas Homeowners' Association, II, Inc.

01/31/23

Profit & Loss Budget vs. Actual

Accrual Basis

January through December 2022

	Jan - Dec 22	Budget	\$ Over Budget
Income			
Assessment-OP	66,000.00	66,002.04	-2.04
Interest Income	6.74		
Late Fee	150.00		
Miscellaneous	10.50		
Total Income	66,167.24	66,002.04	165.20
Expense			
Administrative			
Accounting Fees	225.00	225.00	0.00
Attorney	0.00	1,000.00	-1,000.00
Bad Debt	0.00	500.00	-500.00
Bank	14.00	200.00	-186.00
Insurance	5,363.20	5,080.00	283.20
License & Registration	361.60	325.00	36.60
Management Fees	7,920.00	7,920.00	0.00
Office	346.88	250.00	96.88
Postage	415.16	350.00	65.16
Total Administrative	14,645.84	15,850.00	-1,204.16
Grounds Maintenance			
Common Area Repair	1,968.21	5,602.08	-3,633.87
Fertilization, Pest Control,Sod	3,600.00	5,400.00	-1,800.00
Irrigation	5,032.20	1,000.00	4,032.20
Lawn & Grounds	28,860.00	23,000.00	5,860.00
Total Grounds Maintenance	39,460.41	35,002.08	4,458.33
Pool Maintenance			
Pool Cleaning & Maintenance	5,295.60	4,800.00	495.60
Pool Furniture	255.39	500.00	-244.61
Pool Keys	11.03		
Pool Repairs & Supplies	367.06	1,000.00	-632.94
Total Pool Maintenance	5,929.08	6,300.00	-370.92
Utilities			
Electric	5,681.65	8,000.00	-2,318.35
Water & Sewer	659.13	850.00	-190.87
Total Utilities	6,340.78	8,850.00	-2,509.22
Total Expense	66,376.11	66,002.08	374.03
Net Income	-208.87	-0.04	-208.83