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02/18/20

Accrual Basis

Parkwood Villas Homeowners' Association, II, Inc.

Balance Sheet

As of December 31, 2019

	<u>Dec 31, 19</u>
ASSETS	
Current Assets	
Checking/Savings	
BB&T-OP	69,961.83
CD - 7/5/16	10,240.47
Total Checking/Savings	80,202.30
Accounts Receivable	
Accounts Receivable	2,953.49
Total Accounts Receivable	2,953.49
Total Current Assets	83,155.79
TOTAL ASSETS	<u>83,155.79</u>
LIABILITIES & EQUITY	
Liabilities	
Current Liabilities	
Other Current Liabilities	
Key Deposit	640.00
Prepaid Assessments	3,186.83
Total Other Current Liabilities	3,826.83
Total Current Liabilities	3,826.83
Total Liabilities	3,826.83
Equity	
Escrow Funds	5,700.31
Fund Balance	66,921.10
Reserve-Interest	107.27
Net Income	6,600.28
Total Equity	79,328.96
TOTAL LIABILITIES & EQUITY	<u>83,155.79</u>

Parkwood Villas Homeowners' Association, II, Inc.

02/18/20

Profit & Loss Budget vs. Actual

Accrual Basis

January through December 2019

	Jan - Dec 19	Budget	\$ Over Budget
Income			
Assessment-OP	66,000.00	66,002.04	-2.04
Interest Income	6.21		
Interest Income Reserve	5.19		
Miscellaneous	11.00		
Total Income	66,022.40	66,002.04	20.36
Expense			
Administrative			
Accounting Fees	220.00	200.00	20.00
Attorney	250.00	1,000.00	-750.00
Bad Debt	0.00	500.00	-500.00
Bank	164.30	260.00	-95.70
Insurance	3,321.00	3,300.00	21.00
License & Registration	311.60	325.00	-13.40
Management Fees	7,392.00	7,392.00	0.00
Office	365.66	200.00	165.66
Postage	282.49	325.00	-42.51
Total Administrative	12,307.05	13,502.00	-1,194.95
Grounds Maintenance			
Common Area Repair	3,787.71	7,450.08	-3,662.37
Fertilization, Pest Control,Sod	3,600.00	4,300.00	-700.00
Irrigation	455.06	1,000.00	-544.94
Lawn & Grounds	24,417.72	25,000.00	-582.28
Total Grounds Maintenance	32,260.49	37,750.08	-5,489.59
Pool Maintenance			
Pool Cleaning & Maintenance	4,082.93	3,900.00	182.93
Pool Furniture	0.00	500.00	-500.00
Pool Repairs & Supplies	2,621.27	1,500.00	1,121.27
Total Pool Maintenance	6,704.20	5,900.00	804.20
Transfer Reserves	56.23		
Utilities			
Electric	6,704.25	8,000.00	-1,295.75
Water & Sewer	1,389.90	850.00	539.90
Total Utilities	8,094.15	8,850.00	-755.85
Total Expense	59,422.12	66,002.08	-6,579.96
Net Income	6,600.28	-0.04	6,600.32