

Gleneagle Trail Condominiums
Balance Sheet
As of April 30, 2022

Accrual Basis

	<u>Apr 30, 22</u>
ASSETS	
Current Assets	
Checking/Savings	
1100 · First Midwest Bank Checking	7,074.01
1107 · First Midwest MM #881	100.00
1106 · US Bank Checking #40487	196,775.22
Total Checking/Savings	203,949.23
Accounts Receivable	
1600 · Accounts Receivable	33,480.14
Total Accounts Receivable	33,480.14
Total Current Assets	237,429.37
TOTAL ASSETS	<u>237,429.37</u>
LIABILITIES & EQUITY	
Liabilities	
Current Liabilities	
Accounts Payable	
1200 · Accounts Payable	20,000.00
Total Accounts Payable	20,000.00
Other Current Liabilities	
1205 · Unearned Assessments	7,397.97
Total Other Current Liabilities	7,397.97
Total Current Liabilities	27,397.97
Total Liabilities	27,397.97

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Balance Sheet
As of April 30, 2022

Accrual Basis

	<u>Apr 30, 22</u>
Equity	
3000 · Homeowners Equity	182,546.81
3001 · Reserves	136,010.83
32000 · Retained Earnings	(105,931.60)
Net Income	<u>(2,594.64)</u>
Total Equity	<u>210,031.40</u>
TOTAL LIABILITIES & EQUITY	<u><u>237,429.37</u></u>

Gleneagle Trail Condominiums
Profit & Loss Budget Performance
 April 2022

Accrual Basis

	Apr 22	Budget	\$ Over Budget	Jan - Apr 22	YTD Budget	\$ Over Budget	Annual Budget
Ordinary Income/Expense							
Income							
4000 · Assessment Income	13,797.44	13,797.25	0.19	55,189.76	55,189.00	0.76	165,567.00
4010 · Late Fees	300.00	250.00	50.00	1,200.00	1,000.00	200.00	3,000.00
4025 · Miscellaneous Income	0.00	25.00	(25.00)	(3,000.00)	100.00	(3,100.00)	300.00
Total Income	14,097.44	14,072.25	25.19	53,389.76	56,289.00	(2,899.24)	168,867.00
Expense							
5000 · Landscape Contract	1,950.00	3,412.50	(1,462.50)	1,950.00	6,825.00	(4,875.00)	27,300.00
5001 · Landscape Improvement	0.00	0.00	0.00	0.00	0.00	0.00	4,000.00
5005 · Snow Removal	0.00	0.00	0.00	15,848.20	14,341.40	1,506.80	20,562.00
5072 · Fire Protection Expense	0.00	0.00	0.00	5,556.85	6,100.00	(543.15)	6,100.00
5074 · Exterior Building Repair	566.84	1,460.83	(893.99)	4,391.09	5,843.32	(1,452.23)	17,530.00
5076 · Special Projects	0.00	1,834.17	(1,834.17)	0.00	7,336.68	(7,336.68)	22,010.00
5077 · Electricity	240.30			240.30			
5080 · Management Fee	1,326.00	1,326.08	(0.08)	5,304.00	5,304.32	(0.32)	15,913.00
5082 · Insurance	2,816.41	2,000.00	816.41	11,992.72	8,000.00	3,992.72	24,000.00
5085 · Legal Fees	0.00	61.92	(61.92)	285.00	247.68	37.32	743.00
5096 · Postage	17.85	20.83	(2.98)	137.83	83.32	54.51	250.00
5097 · Copies	0.00	12.50	(12.50)	0.00	50.00	(50.00)	150.00
5098 · Miscellaneous Administrati...	12.52	4.17	8.35	192.09	16.68	175.41	50.00
7000 · Reserve Funding	2,521.58	2,521.58	0.00	10,086.32	10,086.32	0.00	30,259.00
Total Expense	9,451.50	12,654.58	(3,203.08)	55,984.40	64,234.72	(8,250.32)	168,867.00
Net Ordinary Income	4,645.94	1,417.67	3,228.27	(2,594.64)	(7,945.72)	5,351.08	0.00
Net Income	4,645.94	1,417.67	3,228.27	(2,594.64)	(7,945.72)	5,351.08	0.00