

# Village Green Homeowner's Association

**February 2023**

**Financial Statement**

Prepared By:  
JCHiggins & Associates  
PO Box 731029  
Puyallup, WA 98373

(253) 841-0111

**Balance Sheet (Cash)**  
**Village Green HOA - (d106)**  
**February 2023**

Page 1  
2/28/2023  
11:48 AM



Prepared For:  
Association Owners  
Village Green HOA  
13XX Williams Ave NW  
Orting, WA 98360

Prepared By:  
DNA Investments, Inc  
dba JCHiggins and Associates  
P O Box 731029  
Puyallup, WA 98373-0030

**ASSETS**

Cash On Hand	8,892.94
<b>CASH TOTAL</b>	<b>8,892.94</b>

**Savings**

Savings Operating Funds	177,737.50
Common Area Reserves	192,484.38
Alley Way Reserves	57,281.23
<b>SAVINGS TOTAL</b>	<b>427,503.11</b>

**Time Certificate of Deposit**

1400 TCD-Common Reserves 08.12.23	5,122.57
1401 TCD-Common Reserves 08.12.24	5,211.88
1402 TCD-Common Reserves 08.12.25	5,241.31
1406 TCD-Alleyway Reserves 08.12.23	5,122.57
1407 TCD-Alleyway Reserves 08.12.24	5,211.88
1408 TCD-Alleyway Reserves 08.12.25	5,241.31
1409 TCD-Alleyway Reserves 03.23.23	5,106.30
1410 TCD-Alleyway Reserves 03.23.23	5,134.31
1411 TCD-Alleyway Reserves 03.23.23	5,134.32
1412 TCD-Alleyway Reserves 02.12.24	5,143.22
1413 TCD-Alleyway Reserves 05.12.24	5,192.21
1414 TCD-Alleyway Reserves 01.12.24	5,264.73
<b>TIME CD TOTAL</b>	<b>62,126.61</b>

<b>TOTAL ASSETS</b>	<b>498,522.66</b>
---------------------	-------------------

**LIABILITIES & EQUITY**

Security Deposits Per Attorney	878.10
<b>TOTAL LIABILITIES</b>	<b>878.10</b>

**EQUITY**

Retained Earnings	497,644.56
<b>TOTAL EQUITY</b>	<b>497,644.56</b>

<b>TOTAL LIABILITIES/EQUITY</b>	<b>498,522.66</b>
---------------------------------	-------------------

**Cash Flow (Cash)**  
**Village Green HOA - (d106)**  
**February 2023**

Page 1  
2/28/2023  
11:48 AM

Prepared For:  
Association Owners  
Village Green HOA  
13XX Williams Ave NW  
Orting, WA 98360

Prepared By:  
DNA Investments, Inc  
dba JCHiggins and Associates  
P O Box 731029  
Puyallup, WA 98373-0030

	<u>Month to Date</u>	<u>%</u>	<u>Year to Date</u>	<u>%</u>
<b>INCOME</b>				
Monthly General Assessment	9,240.14	69.52	19,956.97	49.69
Common Area Reserve Contribution	1,174.68	8.84	2,530.35	6.30
Special Allocated Exp-Townhomes	3,012.90	22.67	7,003.11	17.44
Advance Income	-250.34	-1.88	10,477.34	26.09
Interest Income	0.00	0.00	49.00	0.12
Interest Charges	65.14	0.49	257.33	0.64
CC&R Violation Fine	48.33	0.36	-115.11	-0.29
<b>TOTAL INCOME</b>	<b>13,290.85</b>	<b>100.00</b>	<b>40,158.99</b>	<b>100.00</b>
<b>EXPENSES</b>				
<b>FIXED EXPENSES</b>				
Property Insurance	451.00	3.39	902.00	2.25
<b>TOTAL FIXED EXPENSES</b>	<b>451.00</b>	<b>3.39</b>	<b>902.00</b>	<b>2.25</b>
<b>ADMIN EXPENSES</b>				
Legal	2,572.24	19.35	3,031.24	7.55
Management Fee	3,305.00	24.87	6,610.00	16.46
Miscellaneous Admin	0.00	0.00	-150.00	-0.37
Supplies	93.70	0.70	269.15	0.67
<b>TOTAL ADMIN EXPENSES</b>	<b>5,970.94</b>	<b>44.93</b>	<b>9,760.39</b>	<b>24.30</b>
<b>UTILITY EXPENSES</b>				
Electricity	69.98	0.53	139.44	0.35
Water	423.30	3.18	844.50	2.10
<b>TOTAL UTILITY EXPENSES</b>	<b>493.28</b>	<b>3.71</b>	<b>983.94</b>	<b>2.45</b>
<b>REPAIR/MAINT EXPENSES</b>				
Grounds Maintenance	2,851.22	21.45	5,702.44	14.20
Townhomes Landscape Maint	3,513.49	26.44	7,026.98	17.50
<b>TOTAL REPAIR/MAINT EXPNS</b>	<b>6,364.71</b>	<b>47.89</b>	<b>12,729.42</b>	<b>31.70</b>
<b>TOTAL ALL EXPENSES</b>	<b>13,279.93</b>	<b>99.92</b>	<b>24,375.75</b>	<b>60.70</b>
<b>NET OPERATING INCOME</b>	<b>10.92</b>	<b>0.08</b>	<b>15,783.24</b>	<b>39.30</b>
<b>CASH FLOW</b>	<b>10.92</b>		<b>15,783.24</b>	
Beginning Cash	10,056.70			
Ending Balance	8,892.94			

