

Village of Green Trails Association

Balance Sheet For 6/30/2024

Operating Cash

1010 - Montgomery Bank - Board	\$27,084.45	
1012 - CAB Operating Account	\$127,849.88	

Total Operating Cash

\$154,934.33

Certificate of Deposit

1020 - CAB CD 10/7/2024	\$53,052.05	
1021 - Montgomery CD 8/28/2024 3.94%	\$51,163.22	
1022 - Montgomery CD 8/28/2024 3.94%	\$51,163.22	

Total Certificate of Deposit

\$155,378.49

Total Assets

\$310,312.82

Liabilites

3025 - Reserve for Road Maintenance - Synagogue	\$6,572.00	
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Total Liabilites

\$6,572.00

Equity

5010 - Net Assets - Unrestricted	\$221,235.55	
5520 - Current Year Net Income (Loss)	\$82,505.27	

Total Equity

\$303,740.82

Total Liabilities / Equity

\$310,312.82

Village of Green Trails Association

Statement of Revenues and Expenses 6/1/2024 - 6/30/2024

	Current Period			Year To Date			Annual Budget
	Actual	Budget	Variance	Actual	Budget	Variance	
Operating Income							
Income							
6310 - Assessment Income	17,919.77	11,737.50	6,182.27	133,220.54	70,425.00	62,795.54	140,850.00
Total Income	17,919.77	11,737.50	6,182.27	133,220.54	70,425.00	62,795.54	140,850.00
Other Income							
6340 - Interest/Late Fee Income	213.49	83.33	130.16	123.77	499.98	(376.21)	1,000.00
6910 - Bank Interest Income	219.62	166.67	52.95	2,602.57	1,000.02	1,602.55	2,000.00
Total Other Income	433.11	250.00	183.11	2,726.34	1,500.00	1,226.34	3,000.00
Total Income	18,352.88	11,987.50	6,365.38	135,946.88	71,925.00	64,021.88	143,850.00
Operating Expense							
Administration							
7010 - Management Fees	700.00	708.33	8.33	4,222.00	4,249.98	27.98	8,500.00
7020 - Collection Letter Expense Net	-	62.50	62.50	(513.54)	375.00	888.54	750.00
7140 - Accounting & Professional Fees	-	37.50	37.50	350.00	225.00	(125.00)	450.00
7160 - Legal Fees	276.00	208.33	(67.67)	(401.61)	1,249.98	1,651.59	2,500.00
7280 - Office Supplies	-	83.33	83.33	40.96	499.98	459.02	1,000.00
7305 - Bank Fee	-	6.25	6.25	110.00	37.50	(72.50)	75.00
7310 - Miscellaneous Admin	25.00	25.00	-	150.00	150.00	-	300.00
7320 - P.O. Box	-	37.50	37.50	400.00	225.00	(175.00)	450.00
7330 - Copying & Printing - Newsletter	-	91.67	91.67	-	550.02	550.02	1,100.00
7335 - Copying & Printing - Annual Meeting & Trustee Election	-	116.67	116.67	1,273.47	700.02	(573.45)	1,400.00
7340 - Copying & Printing - Letters to Owners	2.80	83.33	80.53	635.18	499.98	(135.20)	1,000.00
Total Administration	1,003.80	1,460.41	456.61	6,266.46	8,762.46	2,496.00	17,525.00
Grounds							
8610 - Lawn Care & Mowing	8,339.00	4,333.33	(4,005.67)	11,615.00	25,999.98	14,384.98	52,000.00
8620 - Drainage & Erosion Control	-	1,666.67	1,666.67	-	10,000.02	10,000.02	20,000.00
8640 - Grounds Maintenance	16,650.00	6,208.33	(10,441.67)	23,500.00	37,249.98	13,749.98	74,500.00
8960 - Lake Maintenance	647.00	416.67	(230.33)	1,304.00	2,500.02	1,196.02	5,000.00
Total Grounds	25,636.00	12,625.00	(13,011.00)	36,419.00	75,750.00	39,331.00	151,500.00
Insurance							
9010 - Insurance	10,756.15	1,525.00	(9,231.15)	10,756.15	9,150.00	(1,606.15)	18,300.00
Total Insurance	10,756.15	1,525.00	(9,231.15)	10,756.15	9,150.00	(1,606.15)	18,300.00
Total Expense	37,395.95	15,610.41	(21,785.54)	53,441.61	93,662.46	40,220.85	187,325.00
Operating Net Total	(19,043.07)	(3,622.91)	(15,420.16)	82,505.27	(21,737.46)	104,242.73	(43,475.00)
Net Total	(19,043.07)	(3,622.91)	(15,420.16)	82,505.27	(21,737.46)	104,242.73	(43,475.00)

Village of Green Trails Association

Ownership Transfers for 6/1/2024 - 6/30/2024

Property	Current Owner	Address	Contact	Settlement	Processed	Previous Owner
390 Madewood Ln	James Dickson	390 Madewood Ln, Chesterfield MO 63017		2/29/2024	6/5/2024	Guest House Properties LLC
14124 Cross Trails Dr	William Hairston	14124 Cross Trails Dr, Chesterfield MO 63017	colin05hairston@gmail.com (479) 502-0622	6/4/2024	6/10/2024	Joseph Hodes
14052 Ladue Rd	Vincent Allen Jr	14052 Ladue Rd, Chesterfield MO 63017	vincent.t.allen.jr@gmail.com (314) 435-0980	6/12/2024	6/17/2024	Michael Mao
157 Seabrook Dr	Fendon Family Revocable Living Trust	157 Seabrook Dr, Chesterfield MO 63017		2/13/2024	6/19/2024	Charles Rainwater
14063 Agusta Dr	Scott Schwartz	14063 Agusta Dr, Chesterfield MO 63017		3/25/2024	6/24/2024	Enza Valenti Irrevocable Trust

Village of Green Trails Association

GL Trial Balance For 6/1/2024 - 6/30/2024

		Beginning Balance	Current		Ending Balance
			Debit	Credit	
1010 - Montgomery Bank - Board		27,084.45	-	-	27,084.45
Date	Description		Debit	Credit	Type
1012 - CAB Operating Account		147,106.53	18,585.30	37,841.95	127,849.88
Date	Description		Debit	Credit	Type
06/03/2024	Batched eCheck (Vantaca Pay) One time payment		233.45	-	Owner Payment
06/03/2024	921 - Speckman Aquision One LLC		-	1,200.00	Invoice
06/03/2024	5468609 - COMMUNITY PROPERTY MANAGEMENT (CPM)		-	700.00	Invoice
06/03/2024	77160 - Terrill Enterprises		-	8,339.00	Invoice
06/03/2024	19369 - LAKE MANAGEMENT SERVICES, INC.		-	647.00	Invoice
06/03/2024	Batched Check		690.00	-	Owner Payment
06/04/2024	Batched eCheck (Vantaca Pay) One time payment		1,400.70	-	Owner Payment
06/04/2024	Batched Credit Card (Vantaca Pay) One time payment		466.90	-	Owner Payment
06/04/2024	Batched Check		460.00	-	Owner Payment
06/05/2024	Batched Credit Card (Vantaca Pay) One time payment		466.90	-	Owner Payment
06/05/2024	Check		230.00	-	Owner Payment
06/06/2024	Batched eCheck (Vantaca Pay) One time payment		233.45	-	Owner Payment
06/06/2024	Batched Credit Card (Vantaca Pay) One time payment		233.45	-	Owner Payment
06/07/2024	Batched Credit Card (Vantaca Pay) One time payment		233.45	-	Owner Payment
06/07/2024	Batched eCheck (Vantaca Pay) One time payment		233.45	-	Owner Payment
06/07/2024	Check		230.00	-	Owner Payment
06/08/2024	Batched eCheck (Vantaca Pay) One time payment		233.45	-	Owner Payment
06/09/2024	Batched eCheck (Vantaca Pay) One time payment		466.90	-	Owner Payment
06/09/2024	Batched Credit Card (Vantaca Pay) One time payment		233.45	-	Owner Payment
06/10/2024	Batched Credit Card (Vantaca Pay) One time payment		696.90	-	Owner Payment
06/10/2024	5499260 - COMMUNITY PROPERTY MANAGEMENT (CPM) - Non CAB Acct		-	25.00	Invoice
06/10/2024	936 - Speckman Aquision One LLC		-	700.00	Invoice
06/10/2024	Batched eCheck (Vantaca Pay) One time payment		233.40	-	Owner Payment
06/10/2024	Batched Check		920.00	-	Owner Payment
06/11/2024	Batched eCheck (Vantaca Pay) One time payment		233.45	-	Owner Payment
06/11/2024	Batched Credit Distribution		223.00	223.00	Credit Distribution
06/11/2024	Batched Check		466.90	-	Owner Payment
06/12/2024	Batched eCheck (Vantaca Pay) One time payment		233.45	-	Owner Payment
06/12/2024	Batched Credit Card (Vantaca Pay) One time payment		466.90	-	Owner Payment
06/12/2024	Check		230.00	-	Owner Payment
06/13/2024	Batched eCheck (Vantaca Pay) One time payment		233.45	-	Owner Payment
06/13/2024	Batched Credit Card (Vantaca Pay) One time payment		466.90	-	Owner Payment
06/14/2024	Batched Credit Card (Vantaca Pay) One time payment		466.90	-	Owner Payment

Village of Green Trails Association

GL Trial Balance For 6/1/2024 - 6/30/2024

	Beginning Balance	Current		Ending Balance
		Debit	Credit	
1012 - CAB Operating Account	147,106.53	18,585.30	37,841.95	127,849.88

Date	Description	Debit	Credit	Type
06/15/2024	Batched Credit Card (Vantaca Pay) One time payment	233.45	-	Owner Payment
06/16/2024	Batched Credit Card (Vantaca Pay) One time payment	226.74	-	Owner Payment
06/17/2024	994246802 - Southdata Inc - Mailings	-	2.80	Invoice
06/17/2024	Batched Credit Card (Vantaca Pay) One time payment	466.90	-	Owner Payment
06/17/2024	Batched Check	1,377.94	-	Owner Payment
06/18/2024	Batched Check	233.45	-	Owner Payment
06/19/2024	6514 - CROWDER CONSTRUCTION, INC.	-	4,850.00	Invoice
06/19/2024	3023 - ELIA M. ELLIS, ATTORNEY AT LAW - Campbell, Little, Lamberg	-	499.00	Invoice
06/19/2024	6519 - CROWDER CONSTRUCTION, INC.	-	1,700.00	Invoice
06/19/2024	968 - Speckman Aquistion One LLC	-	8,200.00	Invoice
06/19/2024	052924 - Dewitt Insurance Agency	-	10,756.15	Invoice
06/19/2024	Batched Credit Card (Vantaca Pay) One time payment	233.45	-	Owner Payment
06/20/2024	Batched Check	1,634.15	-	Owner Payment
06/21/2024	Batched Check	233.45	-	Owner Payment
06/23/2024	Batched eCheck (Vantaca Pay) One time payment	233.45	-	Owner Payment
06/23/2024	Batched Credit Card (Vantaca Pay) One time payment	466.90	-	Owner Payment
06/24/2024	Batched Check	696.90	-	Owner Payment
06/25/2024	Batched Check	466.90	-	Owner Payment
06/26/2024	Batched Credit Card (Vantaca Pay) One time payment	233.45	-	Owner Payment
06/27/2024	Batched Credit Card (Vantaca Pay) One time payment	231.88	-	Owner Payment
06/27/2024	Check	230.00	-	Owner Payment
06/28/2024	June Interest	6.04	-	GL Entry
06/28/2024	Batched Check	463.45	-	Owner Payment

1020 - CAB CD 10/7/2024	52,838.47	213.58	-	53,052.05
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Date	Description	Debit	Credit	Type
06/07/2024	June Interest	213.58	-	GL Entry

1021 - Montgomery CD 8/28/2024 3.94%	51,163.22	-	-	51,163.22
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Date	Description	Debit	Credit	Type
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1022 - Montgomery CD 8/28/2024 3.94%	51,163.22	-	-	51,163.22
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Date	Description	Debit	Credit	Type
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Village of Green Trails Association

GL Trial Balance For 6/1/2024 - 6/30/2024

		Beginning Balance	Current		Ending Balance
			Debit	Credit	
3025 - Reserve for Road Maintenance - Synagogue		-6,572.00	-	-	-6,572.00
Date	Description		Debit	Credit	Type
5010 - Net Assets - Unrestricted		-221,235.55	-	-	-221,235.55
Date	Description		Debit	Credit	Type
6310 - Assessment Income		-115,300.77	223.00	18,142.77	-133,220.54
Date	Description		Debit	Credit	Type
06/03/2024	eCheck (Vantaca Pay) One time payment		-	230.00	Owner Payment
06/03/2024	Batched Check		-	690.00	Owner Payment
06/04/2024	Batched Credit Card (Vantaca Pay) One time payment		-	460.00	Owner Payment
06/04/2024	Batched eCheck (Vantaca Pay) One time payment		-	1,380.00	Owner Payment
06/04/2024	Batched Check		-	460.00	Owner Payment
06/05/2024	Batched Credit Card (Vantaca Pay) One time payment		-	460.00	Owner Payment
06/05/2024	Check		-	230.00	Owner Payment
06/06/2024	eCheck (Vantaca Pay) One time payment		-	230.00	Owner Payment
06/06/2024	Credit Card (Vantaca Pay) One time payment		-	230.00	Owner Payment
06/07/2024	eCheck (Vantaca Pay) One time payment		-	230.00	Owner Payment
06/07/2024	Credit Card (Vantaca Pay) One time payment		-	230.00	Owner Payment
06/07/2024	Check		-	230.00	Owner Payment
06/08/2024	eCheck (Vantaca Pay) One time payment		-	230.00	Owner Payment
06/09/2024	Batched eCheck (Vantaca Pay) One time payment		-	460.00	Owner Payment
06/09/2024	Credit Card (Vantaca Pay) One time payment		-	230.00	Owner Payment
06/10/2024	eCheck (Vantaca Pay) One time payment		-	229.95	Owner Payment
06/10/2024	Batched Credit Card (Vantaca Pay) One time payment		-	690.00	Owner Payment
06/10/2024	Batched Check		-	920.00	Owner Payment
06/11/2024	eCheck (Vantaca Pay) One time payment		-	230.00	Owner Payment
06/11/2024	Credit Distribution		223.00	-	Credit Distribution
06/11/2024	Batched Check		-	460.00	Owner Payment
06/12/2024	Batched Credit Card (Vantaca Pay) One time payment		-	460.00	Owner Payment
06/12/2024	eCheck (Vantaca Pay) One time payment		-	230.00	Owner Payment
06/12/2024	Check		-	230.00	Owner Payment
06/13/2024	eCheck (Vantaca Pay) One time payment		-	230.00	Owner Payment
06/13/2024	Batched Credit Card (Vantaca Pay) One time payment		-	460.00	Owner Payment
06/14/2024	Batched Credit Card (Vantaca Pay) One time payment		-	460.00	Owner Payment
06/15/2024	Credit Card (Vantaca Pay) One time payment		-	230.00	Owner Payment
06/16/2024	Credit Card (Vantaca Pay) One time payment		-	223.39	Owner Payment
06/17/2024	Batched Credit Card (Vantaca Pay) One time payment		-	460.00	Owner Payment

Village of Green Trails Association

GL Trial Balance For 6/1/2024 - 6/30/2024

			Beginning Balance	Current Debit	Credit	Ending Balance
6310 - Assessment Income			-115,300.77	223.00	18,142.77	-133,220.54
Date		Description	Debit	Credit	Type	
06/17/2024	Batched	Check	-	1,360.98	Owner Payment	
06/18/2024		Check	-	230.00	Owner Payment	
06/19/2024		Credit Card (Vantaca Pay) One time payment	-	230.00	Owner Payment	
06/20/2024	Batched	Check	-	1,610.00	Owner Payment	
06/21/2024		Check	-	230.00	Owner Payment	
06/23/2024		eCheck (Vantaca Pay) One time payment	-	230.00	Owner Payment	
06/23/2024	Batched	Credit Card (Vantaca Pay) One time payment	-	460.00	Owner Payment	
06/24/2024	Batched	Check	-	690.00	Owner Payment	
06/25/2024	Batched	Check	-	460.00	Owner Payment	
06/26/2024		Credit Card (Vantaca Pay) One time payment	-	230.00	Owner Payment	
06/27/2024		Credit Card (Vantaca Pay) One time payment	-	228.45	Owner Payment	
06/27/2024		Check	-	230.00	Owner Payment	
06/28/2024	Batched	Check	-	460.00	Owner Payment	
6340 - Interest/Late Fee Income			89.72	-	213.49	-123.77
Date		Description	Debit	Credit	Type	
06/03/2024		eCheck (Vantaca Pay) One time payment	-	3.45	Owner Payment	
06/04/2024	Batched	eCheck (Vantaca Pay) One time payment	-	20.70	Owner Payment	
06/04/2024	Batched	Credit Card (Vantaca Pay) One time payment	-	6.90	Owner Payment	
06/05/2024	Batched	Credit Card (Vantaca Pay) One time payment	-	6.90	Owner Payment	
06/06/2024		eCheck (Vantaca Pay) One time payment	-	3.45	Owner Payment	
06/06/2024		Credit Card (Vantaca Pay) One time payment	-	3.45	Owner Payment	
06/07/2024		eCheck (Vantaca Pay) One time payment	-	3.45	Owner Payment	
06/07/2024		Credit Card (Vantaca Pay) One time payment	-	3.45	Owner Payment	
06/08/2024		eCheck (Vantaca Pay) One time payment	-	3.45	Owner Payment	
06/09/2024	Batched	eCheck (Vantaca Pay) One time payment	-	6.90	Owner Payment	
06/09/2024		Credit Card (Vantaca Pay) One time payment	-	3.45	Owner Payment	
06/10/2024		eCheck (Vantaca Pay) One time payment	-	3.45	Owner Payment	
06/10/2024	Batched	Credit Card (Vantaca Pay) One time payment	-	6.90	Owner Payment	
06/11/2024		eCheck (Vantaca Pay) One time payment	-	3.45	Owner Payment	
06/11/2024	Batched	Check	-	6.90	Owner Payment	
06/12/2024		eCheck (Vantaca Pay) One time payment	-	3.45	Owner Payment	
06/12/2024	Batched	Credit Card (Vantaca Pay) One time payment	-	6.90	Owner Payment	
06/13/2024		eCheck (Vantaca Pay) One time payment	-	3.45	Owner Payment	
06/13/2024	Batched	Credit Card (Vantaca Pay) One time payment	-	6.90	Owner Payment	
06/14/2024	Batched	Credit Card (Vantaca Pay) One time payment	-	6.90	Owner Payment	
06/15/2024		Credit Card (Vantaca Pay) One time payment	-	3.45	Owner Payment	

Village of Green Trails Association

GL Trial Balance For 6/1/2024 - 6/30/2024

		Beginning Balance	Current		Ending Balance
			Debit	Credit	
6340 - Interest/Late Fee Income		89.72	-	213.49	-123.77
Date	Description		Debit	Credit	Type
06/16/2024	Credit Card (Vantaca Pay) One time payment		-	3.35	Owner Payment
06/17/2024	Batched Credit Card (Vantaca Pay) One time payment		-	6.90	Owner Payment
06/17/2024	Batched Check		-	16.96	Owner Payment
06/18/2024	Check		-	3.45	Owner Payment
06/19/2024	Credit Card (Vantaca Pay) One time payment		-	3.45	Owner Payment
06/20/2024	Batched Check		-	24.15	Owner Payment
06/21/2024	Check		-	3.45	Owner Payment
06/23/2024	eCheck (Vantaca Pay) One time payment		-	3.45	Owner Payment
06/23/2024	Batched Credit Card (Vantaca Pay) One time payment		-	6.90	Owner Payment
06/24/2024	Batched Check		-	6.90	Owner Payment
06/25/2024	Batched Check		-	6.90	Owner Payment
06/26/2024	Credit Card (Vantaca Pay) One time payment		-	3.45	Owner Payment
06/27/2024	Credit Card (Vantaca Pay) One time payment		-	3.43	Owner Payment
06/28/2024	Check		-	3.45	Owner Payment
6910 - Bank Interest Income		-2,382.95	-	219.62	-2,602.57
Date	Description		Debit	Credit	Type
06/07/2024	June Interest		-	213.58	GL Entry
06/28/2024	June Interest		-	6.04	GL Entry
7010 - Management Fees		3,522.00	700.00	-	4,222.00
Date	Description		Debit	Credit	Type
06/03/2024	5468609 - COMMUNITY PROPERTY MANAGEMENT (CPM)		700.00	-	Invoice
7020 - Collection Letter Expense Net		-513.54	-	-	-513.54
Date	Description		Debit	Credit	Type
7140 - Accounting & Professional Fees		350.00	-	-	350.00
Date	Description		Debit	Credit	Type
7160 - Legal Fees		-677.61	499.00	223.00	-401.61
Date	Description		Debit	Credit	Type
06/11/2024	Credit Distribution		-	223.00	Credit Distribution

Village of Green Trails Association

GL Trial Balance For 6/1/2024 - 6/30/2024

	Beginning Balance	Current		Ending Balance
		Debit	Credit	
7160 - Legal Fees	-677.61	499.00	223.00	-401.61
Date	Description	Debit	Credit	Type
06/19/2024	3023 - ELIA M. ELLIS, ATTORNEY AT LAW - Campbell, Little, Lamberg	499.00	-	Invoice
7280 - Office Supplies	40.96	-	-	40.96
Date	Description	Debit	Credit	Type
7305 - Bank Fee	110.00	-	-	110.00
Date	Description	Debit	Credit	Type
7310 - Miscellaneous Admin	125.00	25.00	-	150.00
Date	Description	Debit	Credit	Type
06/10/2024	5499260 - COMMUNITY PROPERTY MANAGEMENT (CPM) - Non CAB Acct	25.00	-	Invoice
7320 - P.O. Box	400.00	-	-	400.00
Date	Description	Debit	Credit	Type
7335 - Copying & Printing - Annual Meeting & Trustee Election	1,273.47	-	-	1,273.47
Date	Description	Debit	Credit	Type
7340 - Copying & Printing - Letters to Owners	632.38	2.80	-	635.18
Date	Description	Debit	Credit	Type
06/17/2024	994246802 - Southdata Inc - Mailings	2.80	-	Invoice
8610 - Lawn Care & Mowing	3,276.00	8,339.00	-	11,615.00
Date	Description	Debit	Credit	Type
06/03/2024	77160 - Terrill Enterprises	8,339.00	-	Invoice
8640 - Grounds Maintenance	6,850.00	16,650.00	-	23,500.00
Date	Description	Debit	Credit	Type
06/03/2024	921 - Speckman Aquistion One LLC	1,200.00	-	Invoice

Village of Green Trails Association

GL Trial Balance For 6/1/2024 - 6/30/2024

	Beginning Balance	Current		Ending Balance
		Debit	Credit	
8640 - Grounds Maintenance	6,850.00	16,650.00	-	23,500.00
Date	Description	Debit	Credit	Type
06/10/2024	936 - Speckman Aquistion One LLC	700.00	-	Invoice
06/19/2024	968 - Speckman Aquistion One LLC	8,200.00	-	Invoice
06/19/2024	6519 - CROWDER CONSTRUCTION, INC.	1,700.00	-	Invoice
06/19/2024	6514 - CROWDER CONSTRUCTION, INC.	4,850.00	-	Invoice
8960 - Lake Maintenance	657.00	647.00	-	1,304.00
Date	Description	Debit	Credit	Type
06/03/2024	19369 - LAKE MANAGEMENT SERVICES, INC.	647.00	-	Invoice
9010 - Insurance	0.00	10,756.15	-	10,756.15
Date	Description	Debit	Credit	Type
06/19/2024	052924 - Dewitt Insurance Agency	10,756.15	-	Invoice
Net Total	0.00	56,640.83	56,640.83	0.00