

# Cypress Landing Townhomes

## BALANCE SHEET

As of: 07/31/2021

### Assets

| <b>Account #</b> | <b>Account Name</b> | <b>Total</b> |
|------------------|---------------------|--------------|
| 01010            | CIT Bank - Checking | \$13,811.30  |
|                  | TOTAL ASSETS        | \$13,811.30  |

### Liabilities

| <b>Account #</b> | <b>Account Name</b> | <b>Total</b> |
|------------------|---------------------|--------------|
|                  | TOTAL LIABILITIES   | \$0.00       |

### Equity

| <b>Account #</b> | <b>Account Name</b>            | <b>Total</b> |
|------------------|--------------------------------|--------------|
| 05510            | Retained Earnings              | \$5,773.16   |
|                  | Current Year Net Income/(Loss) | \$8,038.14   |
|                  | TOTAL EQUITY                   | \$13,811.30  |
|                  | TOTAL LIABILITIES AND EQUITY   | \$13,811.30  |

**Cypress Landing Townhomes**  
**INCOME STATEMENT**  
Start: 07/01/2021 | End: 07/31/2021  
**Income**

| Account                    | Current         |                 |                 | Year to Date     |                  |                   | Yearly           |
|----------------------------|-----------------|-----------------|-----------------|------------------|------------------|-------------------|------------------|
|                            | Actual          | Budget          | Variance        | Actual           | Budget           | Variance          | Budget           |
| 06310 Assessment Income    | 2,422.42        | 2,880.00        | (457.58)        | 17,356.41        | 20,160.00        | (2,803.59)        | 34,560.00        |
| 06910 Bank Interest Income | 0.59            | 0.00            | 0.59            | 3.01             | 0.00             | 3.01              | 0.00             |
| <b>Total</b>               | <b>2,423.01</b> | <b>2,880.00</b> | <b>(456.99)</b> | <b>17,359.42</b> | <b>20,160.00</b> | <b>(2,800.58)</b> | <b>34,560.00</b> |

**Expense**

| Account                    | Current         |                 |                 | Year to Date    |                  |                 | Yearly           |
|----------------------------|-----------------|-----------------|-----------------|-----------------|------------------|-----------------|------------------|
|                            | Actual          | Budget          | Variance        | Actual          | Budget           | Variance        | Budget           |
| 07010 Management Fees      | 480.00          | 480.00          | 0.00            | 2,991.50        | 3,360.00         | 368.50          | 5,760.00         |
| 07020 Accounting Fees      | 0.00            | 0.00            | 0.00            | 0.00            | 200.00           | 200.00          | 200.00           |
| 07160 Legal Fees           | 0.00            | 83.33           | 83.33           | 0.00            | 583.31           | 583.31          | 1,000.00         |
| 07260 Postage & Mail       | 2.70            | 20.83           | 18.13           | 18.80           | 145.81           | 127.01          | 250.00           |
| 07280 Insurance            | 0.00            | 0.00            | 0.00            | 0.00            | 2,500.00         | 2,500.00        | 2,500.00         |
| 07300 Dues & Subscriptions | 0.00            | 0.00            | 0.00            | 0.00            | 0.00             | 0.00            | 10.00            |
| 07420 Property Taxes       | 0.00            | 0.00            | 0.00            | 0.00            | 0.00             | 0.00            | 200.00           |
| 09010 Tree Maintenance     | 0.00            | 666.67          | 666.67          | 0.00            | 4,666.69         | 4,666.69        | 8,000.00         |
| 09020 Grounds Maintenance  | 938.66          | 0.00            | (938.66)        | 3,095.98        | 0.00             | (3,095.98)      | 0.00             |
| 09110 Gen. Maint. & Repair | 0.00            | 666.67          | 666.67          | 0.00            | 4,666.69         | 4,666.69        | 8,000.00         |
| 09700 Trash Removal        | 375.00          | 348.00          | (27.00)         | 2,515.00        | 2,436.00         | (79.00)         | 4,176.00         |
| 09750 Extermination        | 140.00          | 0.00            | (140.00)        | 700.00          | 0.00             | (700.00)        | 0.00             |
| 09900 RESERVES:            | 0.00            | 0.00            | 0.00            | 0.00            | 0.00             | 0.00            | 4,464.00         |
| <b>Total</b>               | <b>1,936.36</b> | <b>2,265.50</b> | <b>329.14</b>   | <b>9,321.28</b> | <b>18,558.50</b> | <b>9,237.22</b> | <b>34,560.00</b> |
| <b>Net Income</b>          | <b>486.65</b>   | <b>614.50</b>   | <b>(127.85)</b> | <b>8,038.14</b> | <b>1,601.50</b>  | <b>6,436.64</b> | <b>0.00</b>      |