

09/17/24
Cash Basis

Two-Forty Place Association Inc.
Balance Sheet
As of August 31, 2024

	<u>Aug 31, 24</u>
ASSETS	
Current Assets	
Checking/Savings	
Alliance Assn Bank-MMA	18,333.86
Alliance Assn Bank-Restricted	12,989.97
Alliance Assn Bank - CD	105,670.08
Armstrong Bank-Checking	35,463.61
Armstrong Bank-Savings	5,055.20
Total Checking/Savings	<u>177,512.72</u>
Accounts Receivable	
Accounts Receivable	-12,579.47
Total Accounts Receivable	<u>-12,579.47</u>
Other Current Assets	
Undeposited Funds	6,000.00
Total Other Current Assets	<u>6,000.00</u>
Total Current Assets	<u>170,933.25</u>
TOTAL ASSETS	<u>170,933.25</u>
LIABILITIES & EQUITY	
Liabilities	
Long Term Liabilities	
Loan - Alliance Assn Bank	118,007.14
Total Long Term Liabilities	<u>118,007.14</u>
Total Liabilities	118,007.14
Equity	
Retained Earnings	10,075.22
Net Income	42,850.89
Total Equity	<u>52,926.11</u>
TOTAL LIABILITIES & EQUITY	<u>170,933.25</u>

09/17/24
Cash Basis

Two-Forty Place Association Inc. Profit & Loss YTD Comparison August 2024

	Aug 24	Jan - Aug 24
Ordinary Income/Expense		
Income		
HOA Dues	18,050.00	155,365.00
Interest Income-Banks	333.22	2,603.16
Interest Income-Owners	0.00	141.09
Late Fees	0.00	350.62
Other Charges		
Credit Card Fee 3%	24.00	241.75
Insurance Non-Compliance Fee	0.00	600.00
Total Other Charges	24.00	841.75
Total Income	18,407.22	159,301.62
Expense		
Administrative		
Management Fees-Financial	774.00	3,096.00
On-Site Management Fees	1,600.00	8,400.00
Total Administrative	2,374.00	11,496.00
Grounds		
Grounds Maintenance and Trash	0.00	700.00
Landscaping	0.00	4,087.47
Mowing Contract	2,741.84	6,575.40
Total Grounds	2,741.84	11,362.87
Maintenance		
Building Repair and Maintenance	500.94	1,982.95
Fence Repairs	0.00	920.33
Pest Control Contract	0.00	5,136.75
Total Maintenance	500.94	8,040.03
Operations		
Bank Service Charges	5.00	15.00
HOA Meetings	0.00	913.89
Legal Fees-Collections	0.00	5,745.85
Legal Fees-HOA matters	0.00	5,130.00
Merchant Pay Portal Fees	156.62	1,241.71
Office Cell Phone	70.88	566.74
Office Supplies	138.99	812.72
Total Operations	371.49	14,425.91
Other Expense		
Insurance	0.00	30,103.31
Loan Interest Expense	540.77	4,428.92
Total Other Expense	540.77	34,532.23
Utilities		
OG&E	80.47	1,046.24
Trash	713.92	5,525.12
Water	4,269.14	30,022.33
Total Utilities	5,063.53	36,593.69
Total Expense	11,592.57	116,450.73
Net Ordinary Income	6,814.65	42,850.89
Net Income	6,814.65	42,850.89