

**Two-Forty Place Assn, Inc**

Balance Sheet  
As of 08/31/19

ASSETS

Operating Account	\$ 8,459.62	
Republic Bank	18,797.94	
Republic Bank Savings	25,021.28	
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TOTAL ASSETS		\$ 52,278.84
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LIABILITIES & EQUITY

CURRENT LIABILITIES:

Subtotal Current Liab.	<hr/>	\$ .00
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RESERVES:

Retained Earnings	\$ 81,462.12	
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Subtotal Reserves		\$ 81,462.12

EQUITY:

Current Year Net Income/(Loss)	\$ (29,183.28)	
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Subtotal Equity		\$ (29,183.28)

TOTAL LIABILITIES & EQUITY		\$ 52,278.84
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# Two-Forty Place Assn, Inc

Income/Expense Statement  
Period: 08/01/19 to 08/31/19

Account	Description	Current Period			Year-To-Date			Yearly Budget
		Actual	Budget	Variance	Actual	Budget	Variance	
<b>INCOME:</b>								
60000	Homeowners Dues	12,879.67	10,400.00	2,479.67	121,961.60	114,400.00	7,561.60	124,800.00
60300	2014 Assessment	.00	.00	.00	200.00	.00	200.00	.00
60400	Interest Income - Banks	.00	.00	.00	9.36	.00	9.36	.00
60401	Interest Income - Owners	25.13	.00	25.13	31.89	.00	31.89	.00
60402	Late Fees	50.00	.00	50.00	100.00	.00	100.00	.00
60405	Reimbursed Attorneys Fees	75.00	.00	75.00	1,004.14	.00	1,004.14	.00
	Subtotal Income	13,029.80	10,400.00	2,629.80	123,306.99	114,400.00	8,906.99	124,800.00
<b>EXPENSES</b>								
<b>ACTIVITIES</b>								
70020	Social	.00	.00	.00	150.00	200.00	50.00	200.00
70040	Annual Memberships	135.28	.00	(135.28)	510.28	.00	(510.28)	.00
	ACTIVITIES	135.28	.00	(135.28)	660.28	200.00	(460.28)	200.00
<b>ADMINISTRATION</b>								
71010	Management Fees (NSC)	450.00	612.00	162.00	6,453.87	6,732.00	278.13	7,344.00
71011	On-Site Management Fee	2,000.00	.00	(2,000.00)	6,645.10	.00	(6,645.10)	.00
71020	Filing Fees	.00	.00	.00	.00	100.00	100.00	100.00
71030	Postage & Copies	165.00	54.17	(110.83)	1,701.52	595.87	(1,105.65)	650.00
71040	Office Supplies	53.90	.00	(53.90)	2,215.72	.00	(2,215.72)	.00
71050	LEGAL FEES	3,797.33	.00	(3,797.33)	9,684.47	.00	(9,684.47)	.00
71060	Bank Charges	5.00	.00	(5.00)	5.00	.00	(5.00)	.00
71070	Office Cell Phone	220.15	.00	(220.15)	315.49	.00	(315.49)	.00
	ADMINISTRATION	6,691.38	666.17	(6,025.21)	27,021.17	7,427.87	(19,593.30)	8,094.00
<b>GATE EXPENSES</b>								
	GATE EXPENSES	.00	.00	.00	.00	.00	.00	.00
<b>GROUNDS</b>								
73010	Mowing Contract	1,900.00	1,208.33	(691.67)	10,959.37	13,291.63	2,332.26	14,500.00
73020	Landscaping	850.00	.00	(850.00)	850.00	.00	(850.00)	.00
73040	Grounds Maintenance & Trash	139.21	100.00	(39.21)	2,411.18	1,100.00	(1,311.18)	1,200.00
73050	Dog Park & Cabana Expenses	.00	54.17	54.17	189.95	595.87	405.92	650.00
	GROUNDS	2,889.21	1,362.50	(1,526.71)	14,410.50	14,987.50	577.00	16,350.00
<b>MAINTENANCE</b>								
74010	Street Repair & Maintenance	.00	.00	.00	31,226.25	.00	(31,226.25)	.00

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Income/Expense Statement  
 Period: 08/01/19 to 08/31/19

Account	Description	Current Period			Year-To-Date			Yearly Budget
		Actual	Budget	Variance	Actual	Budget	Variance	
74020	Fence Repairs	.00	.00	.00	1,065.35	500.00	(565.35)	500.00
74040	Pest Control Contract	.00	.00	.00	1,307.00	2,062.00	755.00	2,062.00
74050	Building Repairs & Maintenanc	250.00	.00	(250.00)	6,789.04	2,500.00	(4,289.04)	2,500.00
74060	Signage	.00	.00	.00	262.16	500.00	237.84	500.00
	<b>MAINTENANCE</b>	<b>250.00</b>	<b>.00</b>	<b>(250.00)</b>	<b>40,649.80</b>	<b>5,562.00</b>	<b>(35,087.80)</b>	<b>5,562.00</b>
<b>OTHER EXPENSES</b>								
75010	Insurance	9,783.16	.00	(9,783.16)	38,704.36	40,000.00	1,295.64	40,000.00
75100	Tax Return	.00	.00	.00	50.00	.00	(50.00)	.00
	<b>OTHER EXPENSES</b>	<b>9,783.16</b>	<b>.00</b>	<b>(9,783.16)</b>	<b>38,754.36</b>	<b>40,000.00</b>	<b>1,245.64</b>	<b>40,000.00</b>
<b>POOL/CLUBHOUSE EXPENSE</b>								
	<b>POOL/CLUBHOUSE EXPENSE</b>	<b>.00</b>	<b>.00</b>	<b>.00</b>	<b>.00</b>	<b>.00</b>	<b>.00</b>	<b>.00</b>
<b>UTILITIES</b>								
77010	Electric (OG&E)	254.62	266.67	12.05	4,746.50	2,933.37	(1,813.13)	3,200.00
77020	Water (OKC)	2,540.04	1,666.67	(873.37)	20,406.79	18,333.37	(2,073.42)	20,000.00
77030	Gas (ONG)	22.31	33.33	11.02	287.10	366.63	79.53	400.00
77040	Refuse	331.45	500.00	168.55	5,553.77	5,500.00	(53.77)	6,000.00
	<b>UTILITIES</b>	<b>3,148.42</b>	<b>2,466.67</b>	<b>(681.75)</b>	<b>30,994.16</b>	<b>27,133.37</b>	<b>(3,860.79)</b>	<b>29,600.00</b>
<b>RESERVES</b>								
90010	Reserves -10% of Income	.00	1,140.00	1,140.00	.00	12,540.00	12,540.00	13,680.00
	<b>RESERVES</b>	<b>.00</b>	<b>1,140.00</b>	<b>1,140.00</b>	<b>.00</b>	<b>12,540.00</b>	<b>12,540.00</b>	<b>13,680.00</b>
	<b>TOTAL EXPENSES</b>	<b>22,897.45</b>	<b>5,635.34</b>	<b>(17,262.11)</b>	<b>152,490.27</b>	<b>107,850.74</b>	<b>(44,639.53)</b>	<b>113,486.00</b>
	<b>Current Year Net Income/(loss)</b>	<b>(9,867.65)</b>	<b>4,764.66</b>	<b>(14,632.31)</b>	<b>(29,183.28)</b>	<b>6,549.26</b>	<b>(35,732.54)</b>	<b>11,314.00</b>
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