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07/15/22  
Cash Basis

**Two-Forty Place Association Inc.**  
**Balance Sheet**  
As of June 30, 2022

	<u>Jun 30, 22</u>
<b>ASSETS</b>	
<b>Current Assets</b>	
<b>Checking/Savings</b>	
Alliance Assn Bank-MMA	18,275.88
Alliance Assn Bank-Restricted	12,949.42
Armstrong Bank-Checking	48,165.15
Armstrong Bank-Savings	62,538.73
<b>Total Checking/Savings</b>	<u>141,929.18</u>
<b>Accounts Receivable</b>	
Accounts Receivable	-1,467.18
<b>Total Accounts Receivable</b>	<u>-1,467.18</u>
<b>Total Current Assets</b>	<u>140,462.00</u>
<b>TOTAL ASSETS</b>	<b><u>140,462.00</u></b>
<b>LIABILITIES &amp; EQUITY</b>	
<b>Liabilities</b>	
<b>Long Term Liabilities</b>	
Loan - Alliance Assn Bank	157,869.36
<b>Total Long Term Liabilities</b>	<u>157,869.36</u>
<b>Total Liabilities</b>	157,869.36
<b>Equity</b>	
Retained Earnings	-76,111.90
Net Income	58,704.54
<b>Total Equity</b>	<u>-17,407.36</u>
<b>TOTAL LIABILITIES &amp; EQUITY</b>	<b><u>140,462.00</u></b>

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**Two-Forty Place Association Inc.**  
**Profit & Loss YTD Comparison**  
**June 2022**

	Jun 22	Jan - Jun 22
<b>Ordinary Income/Expense</b>		
<b>Income</b>		
HOA Dues	19,590.00	123,674.89
Interest Income-Banks	17.12	39.04
Interest Income-Owners	0.01	2,014.73
Late Fees	0.00	1,091.53
<b>Other Charges</b>		
Attorney Fee	0.00	6,205.59
Check Charge	20.00	80.00
Credit Card Fee 3%	48.00	251.00
Other Charges - Other	0.00	4,750.24
<b>Total Other Charges</b>	68.00	11,286.83
<b>Total Income</b>	19,675.13	138,107.02
<b>Expense</b>		
<b>Activities</b>		
Social	0.00	0.00
<b>Total Activities</b>	0.00	0.00
<b>Administrative</b>		
Management Fees-Financial	387.00	1,935.00
On-Site Management Fees	1,000.00	5,000.00
<b>Total Administrative</b>	1,387.00	6,935.00
<b>Grounds</b>		
Dog Park and Cabana	6.83	6.83
Grounds Maintenance and Trash	843.26	843.26
Landscaping	452.14	2,234.16
Mowing Contract	0.00	611.26
<b>Total Grounds</b>	1,302.23	3,695.51
<b>Maintenance</b>		
Building Repair and Maintenance	2,634.66	5,524.66
Fence Repairs	100.00	100.00
Pest Control Contract	0.00	250.00
<b>Total Maintenance</b>	2,734.66	5,874.66
<b>Operations</b>		
HOA Meetings	160.00	559.90
Legal Fees-Collections	1,380.34	2,951.55
Legal Fees-HOA matters	0.00	10,014.74
Merchant Pay Portal Fees	166.62	938.18
Office Cell Phone	66.21	397.60
Office Supplies	14.99	1,058.57
Postage and Copies	0.00	216.92
Reserve Study	0.00	630.00
<b>Total Operations</b>	1,788.16	16,767.46
<b>Other Expense</b>		
Insurance	13,381.28	25,736.51
Loan Interest Expense	720.17	4,323.90
<b>Total Other Expense</b>	14,101.45	30,060.41

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**Profit & Loss YTD Comparison**  
June 2022

	<u>Jun 22</u>	<u>Jan - Jun 22</u>
Utilities		
OG&E	257.03	1,534.56
Trash	497.99	2,961.24
Water	1,749.86	11,573.64
<b>Total Utilities</b>	<u>2,504.88</u>	<u>16,069.44</u>
<b>Total Expense</b>	<u>23,818.38</u>	<u>79,402.48</u>
<b>Net Ordinary Income</b>	<u>-4,143.25</u>	<u>58,704.54</u>
<b>Net Income</b>	<u><b>-4,143.25</b></u>	<u><b>58,704.54</b></u>