

Two-Forty Place Assn, Inc

Balance Sheet
As of 09/30/19

ASSETS

Operating Account	\$ 10,998.94	
Republic Bank	9,785.39	
Republic Bank Savings	25,033.10	
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TOTAL ASSETS		\$ 45,817.43
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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)	\$ (35,644.69)	
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Subtotal Equity		\$ (35,644.69)

TOTAL LIABILITIES & EQUITY		\$ 45,817.43
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Two-Forty Place Assn, Inc

Income/Expense Statement
Period: 09/01/19 to 09/30/19

Account	Description	Current Period			Year-To-Date			Yearly Budget
		Actual	Budget	Variance	Actual	Budget	Variance	
INCOME:								
60000	Homeowners Dues	10,812.37	10,400.00	412.37	132,773.97	124,800.00	7,973.97	124,800.00
60300	2014 Assessment	.00	.00	.00	200.00	.00	200.00	.00
60400	Interest Income - Banks	11.82	.00	11.82	21.18	.00	21.18	.00
60401	Interest Income - Owners	6.38	.00	6.38	38.27	.00	38.27	.00
60402	Late Fees	25.00	.00	25.00	125.00	.00	125.00	.00
60405	Reimbursed Attorneys Fees	56.80	.00	56.80	1,060.94	.00	1,060.94	.00
	Subtotal Income	10,912.37	10,400.00	512.37	134,219.36	124,800.00	9,419.36	124,800.00
EXPENSES								
ACTIVITIES								
70020	Social	643.82	.00	(643.82)	793.82	200.00	(593.82)	200.00
70040	Annual Memberships	16.28	.00	(16.28)	526.56	.00	(526.56)	.00
	ACTIVITIES	660.10	.00	(660.10)	1,320.38	200.00	(1,120.38)	200.00
ADMINISTRATION								
71010	Management Fees (NSC)	450.00	612.00	162.00	6,903.87	7,344.00	440.13	7,344.00
71011	On-Site Management Fee	2,000.00	.00	(2,000.00)	8,645.10	.00	(8,645.10)	.00
71020	Filing Fees	(30.00)	.00	30.00	(30.00)	100.00	130.00	100.00
71030	Postage & Copies	.00	54.13	54.13	1,701.52	650.00	(1,051.52)	650.00
71040	Office Supplies	524.50	.00	(524.50)	2,740.22	.00	(2,740.22)	.00
71050	LEGAL FEES	.00	.00	.00	9,684.47	.00	(9,684.47)	.00
71060	Bank Charges	1,505.00	.00	(1,505.00)	1,510.00	.00	(1,510.00)	.00
71070	Office Cell Phone	.00	.00	.00	315.49	.00	(315.49)	.00
	ADMINISTRATION	4,449.50	666.13	(3,783.37)	31,470.67	8,094.00	(23,376.67)	8,094.00
GATE EXPENSES								
	GATE EXPENSES	.00	.00	.00	.00	.00	.00	.00
GROUNDS								
73010	Mowing Contract	1,275.00	1,208.37	(66.63)	12,234.37	14,500.00	2,265.63	14,500.00
73020	Landscaping	.00	.00	.00	850.00	.00	(850.00)	.00
73040	Grounds Maintenance & Trash	.00	100.00	100.00	2,411.18	1,200.00	(1,211.18)	1,200.00
73050	Dog Park & Cabana Expenses	17.75	54.13	36.38	207.70	650.00	442.30	650.00
	GROUNDS	1,292.75	1,362.50	69.75	15,703.25	16,350.00	646.75	16,350.00
MAINTENANCE								
74010	Street Repair & Maintenance	.00	.00	.00	31,226.25	.00	(31,226.25)	.00

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Income/Expense Statement
Period: 09/01/19 to 09/30/19

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	3,704.00	.00	(3,704.00)	5,011.00	2,062.00	(2,949.00)	2,062.00
74050	Building Repairs & Maintenanc	605.00	.00	(605.00)	7,394.04	2,500.00	(4,894.04)	2,500.00
74060	Signage	.00	.00	.00	262.16	500.00	237.84	500.00
	MAINTENANCE	4,309.00	.00	(4,309.00)	44,958.80	5,562.00	(39,396.80)	5,562.00
OTHER EXPENSES								
75010	Insurance	.00	.00	.00	38,704.36	40,000.00	1,295.64	40,000.00
75100	Tax Return	.00	.00	.00	50.00	.00	(50.00)	.00
	OTHER EXPENSES	.00	.00	.00	38,754.36	40,000.00	1,245.64	40,000.00
POOL/CLUBHOUSE EXPENSE								
	POOL/CLUBHOUSE EXPENSE	.00	.00	.00	.00	.00	.00	.00
UTILITIES								
77010	Electric (OG&E)	3,254.37	266.63	(2,987.74)	8,000.87	3,200.00	(4,800.87)	3,200.00
77020	Water (OKC)	3,028.84	1,666.63	(1,362.21)	23,435.63	20,000.00	(3,435.63)	20,000.00
77030	Gas (ONG)	21.57	33.37	11.80	308.67	400.00	91.33	400.00
77040	Refuse	357.65	500.00	142.35	5,911.42	6,000.00	88.58	6,000.00
	UTILITIES	6,662.43	2,466.63	(4,195.80)	37,656.59	29,600.00	(8,056.59)	29,600.00
RESERVES								
90010	Reserves -10% of Income	.00	1,140.00	1,140.00	.00	13,680.00	13,680.00	13,680.00
	RESERVES	.00	1,140.00	1,140.00	.00	13,680.00	13,680.00	13,680.00
	TOTAL EXPENSES	17,373.78	5,635.26	(11,738.52)	169,864.05	113,486.00	(56,378.05)	113,486.00
	Current Year Net Income/(loss)	(6,461.41)	4,764.74	(11,226.15)	(35,644.69)	11,314.00	(46,958.69)	11,314.00
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