

**Reynolds Farm Condominium Association**  
**Balance Sheet**  
As of April 30, 2017

	<u>Apr 30, 17</u>
<b>ASSETS</b>	
<b>Current Assets</b>	
<b>Checking/Savings</b>	
1st - Barn Security	2,205.44
1st Bank Operating Account	74,917.00
<b>Reserve Accounts</b>	
2 Year Time Acct (5/18/17)	133,429.67
Prime Saving	55,115.72
<b>Total Reserve Accounts</b>	<u>188,545.39</u>
<b>Total Checking/Savings</b>	265,667.83
<b>Accounts Receivable</b>	
Accounts Receivable	-5,211.68
<b>Total Accounts Receivable</b>	<u>-5,211.68</u>
<b>Total Current Assets</b>	260,456.15
<b>Fixed Assets</b>	
<b>Fixed Assets</b>	
Accumulated Depreciation	-17,433.75
Barn	77,640.00
<b>Total Fixed Assets</b>	<u>60,206.25</u>
<b>Total Fixed Assets</b>	<u>60,206.25</u>
<b>TOTAL ASSETS</b>	<b><u>320,662.40</u></b>
<b>LIABILITIES &amp; EQUITY</b>	
<b>Liabilities</b>	
<b>Current Liabilities</b>	
<b>Other Current Liabilities</b>	
Barn Security Deposit	
Left over from Flagstaff	309.00
Barn Security Deposit - Other	2,298.00
<b>Total Barn Security Deposit</b>	<u>2,607.00</u>
<b>Total Other Current Liabilities</b>	<u>2,607.00</u>
<b>Total Current Liabilities</b>	<u>2,607.00</u>
<b>Total Liabilities</b>	2,607.00
<b>Equity</b>	
Retained Earnings	289,057.63
Net Income	28,997.77
<b>Total Equity</b>	<u>318,055.40</u>
<b>TOTAL LIABILITIES &amp; EQUITY</b>	<b><u>320,662.40</u></b>

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Cash Basis

**Reynolds Farm Condominium Association**  
**Income & Expense**  
**April 2017**

	<u>Apr 17</u>
<b>Ordinary Income/Expense</b>	
<b>Income</b>	
Barn Income	849.60
HOA Dues	
Late Fee - Dues	20.00
Monthly Dues	11,220.40
Transfer Fee	400.00
<b>Total HOA Dues</b>	<u>11,640.40</u>
Interest Income	0.53
<b>Total Income</b>	<u>12,490.53</u>
<b>Gross Profit</b>	12,490.53
<b>Expense</b>	
<b>Administrative</b>	
Copies/Printing/Scans	45.25
Postage and Delivery	33.53
Property Management Fees	900.00
Web Design/Management	25.00
<b>Total Administrative</b>	<u>1,003.78</u>
Bank Service Fee	10.00
<b>Landscape Maintenance</b>	
Misc. Landscape Mtce	77.93
<b>Total Landscape Maintenance</b>	<u>77.93</u>
<b>Structures &amp; Road Maintenance</b>	
Fence	272.00
<b>Total Structures &amp; Road Maintenance</b>	<u>272.00</u>
<b>Utilities</b>	
Electricity - 10132	86.48
Water - 41509	146.47
Water - 41648	155.32
Water - 41806	141.78
Water - 42126	81.27
Water - 42189	133.73
Water - 42249	45.18
Water - 42399	214.23
Water - 42595	81.27
Water - 42604	61.94
Water - 42707	129.57
Water - 42748	87.71
Water - 42778	147.27
Water - 42808	70.71
<b>Total Utilities</b>	<u>1,582.93</u>
<b>Total Expense</b>	<u>2,946.64</u>
<b>Net Ordinary Income</b>	<u>9,543.89</u>
<b>Net Income</b>	<u><u>9,543.89</u></u>

## Reynolds Farm Condominium Association Income & Expense Budget vs. Actual July 2016 through April 2017

	Jul '16 - Apr 17	Budget	\$ Over Budget	% of Budget
<b>Ordinary Income/Expense</b>				
<b>Income</b>				
Barn Income	9,793.74	9,000.00	793.74	108.8%
HOA Dues				
Collection Expense Fees	0.00	0.00	0.00	0.0%
Late Fee - Dues	708.52	250.00	458.52	283.4%
Monthly Dues	125,797.74	125,400.00	397.74	100.3%
Transfer Fee	400.00	0.00	400.00	100.0%
<b>Total HOA Dues</b>	<b>126,906.26</b>	<b>125,650.00</b>	<b>1,256.26</b>	<b>101.0%</b>
Interest Income	386.54	290.00	96.54	133.3%
<b>Other Income</b>				
Donations	0.00	0.00	0.00	0.0%
NGLA Grant	6,000.00	6,000.00	0.00	100.0%
Violations	0.00	0.00	0.00	0.0%
Other Income - Other	0.00	0.00	0.00	0.0%
<b>Total Other Income</b>	<b>6,000.00</b>	<b>6,000.00</b>	<b>0.00</b>	<b>100.0%</b>
Returned Check Charges	0.00	0.00	0.00	0.0%
<b>Total Income</b>	<b>143,086.54</b>	<b>140,940.00</b>	<b>2,146.54</b>	<b>101.5%</b>
<b>Gross Profit</b>	<b>143,086.54</b>	<b>140,940.00</b>	<b>2,146.54</b>	<b>101.5%</b>
<b>Expense</b>				
<b>Administrative</b>				
Accounting	225.00	225.00	0.00	100.0%
Bank Supplies - Checks/Deposit	90.00	0.00	90.00	100.0%
Copies/Printing/Scans	629.00	500.00	129.00	125.8%
Insurance	26,760.00	27,500.00	-740.00	97.3%
Legal Fees	960.00	2,000.00	-1,040.00	48.0%
Misc. Office Expense	35.00	150.00	-115.00	23.3%
Office Supplies	56.72			
Postage and Delivery	426.59	560.00	-133.41	76.2%
Professional Services	198.26	1,500.00	-1,301.74	13.2%
Property Management Fees	9,000.00	10,000.00	-1,000.00	90.0%
Property Transfer Fee	0.00	0.00	0.00	0.0%
Social Programs	0.00	0.00	0.00	0.0%
Web Design/Management	270.00	250.00	20.00	108.0%
<b>Total Administrative</b>	<b>38,650.57</b>	<b>42,685.00</b>	<b>-4,034.43</b>	<b>90.5%</b>
Bank Service Fee	10.00	0.00	10.00	100.0%
<b>Landscape Maintenance</b>				
Backflow Testing	525.00	325.00	200.00	161.5%
Common Area Maintenance	9,247.33	0.00	9,247.33	100.0%
Irrigation	11,256.39	8,500.00	2,756.39	132.4%
Lawn Maintenance	11,784.28	9,000.00	2,784.28	130.9%
Misc. Landscape Mtce	993.10	250.00	743.10	397.2%
Snow Removal	2,480.00	3,000.00	-520.00	82.7%
Tree Trimming/Spraying	4,450.00	3,500.00	950.00	127.1%
Trimming Bushes	0.00	250.00	-250.00	0.0%
<b>Total Landscape Maintenance</b>	<b>40,736.10</b>	<b>24,825.00</b>	<b>15,911.10</b>	<b>164.1%</b>
<b>Structures &amp; Road Maintenance</b>				
Barn Maintenance	115.00	250.00	-135.00	46.0%
Building Maintenance	6,036.59	4,000.00	2,036.59	150.9%
Concrete	0.00	4,500.00	-4,500.00	0.0%
Deck Repair/Replacement	0.00	4,500.00	-4,500.00	0.0%
Fence	572.94	2,500.00	-1,927.06	22.9%
Gutters & Downspouts	3,527.00	2,500.00	1,027.00	141.1%
Misc	0.00	250.00	-250.00	0.0%
Painting - Fences	0.00	0.00	0.00	0.0%
Painting - Units	0.00	12,000.00	-12,000.00	0.0%
Painting/Staining Decks	0.00	1,000.00	-1,000.00	0.0%
Paving	4,201.30	2,500.00	1,701.30	168.1%
Pest Control	175.00	500.00	-325.00	35.0%
Roofing	0.00	2,000.00	-2,000.00	0.0%

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 Cash Basis

## Reynolds Farm Condominium Association Income & Expense Budget vs. Actual July 2016 through April 2017

	Jul '16 - Apr 17	Budget	\$ Over Budget	% of Budget
<b>Total Structures &amp; Road Maintenance</b>	14,627.83	36,500.00	-21,872.17	40.1%
<b>Utilities</b>				
Electricity - 10132	893.97	1,090.00	-196.03	82.0%
Water - 41509	1,488.08	1,250.00	238.08	119.0%
Water - 41648	1,418.18	1,250.00	168.18	113.5%
Water - 41806	2,733.61	2,500.00	233.61	109.3%
Water - 42126	806.41	750.00	56.41	107.5%
Water - 42189	1,453.45	1,455.00	-1.55	99.9%
Water - 42249	503.78	500.00	3.78	100.8%
Water - 42399	3,500.81	3,200.00	300.81	109.4%
Water - 42595	854.96	750.00	104.96	114.0%
Water - 42604	1,037.69	1,500.00	-462.31	69.2%
Water - 42707	1,117.34	1,250.00	-132.66	89.4%
Water - 42748	732.72	830.00	-97.28	88.3%
Water - 42778	1,244.54	1,140.00	104.54	109.2%
Water - 42808	2,278.73	2,330.00	-51.27	97.8%
<b>Total Utilities</b>	20,064.27	19,795.00	269.27	101.4%
<b>Total Expense</b>	114,088.77	123,805.00	-9,716.23	92.2%
<b>Net Ordinary Income</b>	28,997.77	17,135.00	11,862.77	169.2%
<b>Other Income/Expense</b>				
<b>Other Expense</b>				
<b>Non Operating Cash Requirements</b>				
<b>Transfer TO Reserves</b>	0.00	0.00	0.00	0.0%
<b>Total Non Operating Cash Requirements</b>	0.00	0.00	0.00	0.0%
<b>Total Other Expense</b>	0.00	0.00	0.00	0.0%
<b>Net Other Income</b>	0.00	0.00	0.00	0.0%
<b>Net Income</b>	28,997.77	17,135.00	11,862.77	169.2%