

Jacaranda West HOA #1, Inc
Statements of Assets, Liabilities and Fund Balance
As of April 30, 2013

	<u>Operating</u>	<u>Replacement</u>	<u>Total</u>
ASSETS			
Current Assets			
Checking accounts	122,615		122,615
Savings	400	-	400
Money Market accounts	-	214,472	214,472
Certificate of deposits	-	292,437	292,437
Total Checking/Savings	123,016	506,908	629,924
Other Current Assets			
Assessment receivable	56,958	-	56,958
Fines receivable	41,700		41,700
Bad debt reserve	(21,256)		(21,256)
Due To / (From) Funds	(19,468)	19,468	-
Prepaid vendor	2,571		2,571
Deposits	105	-	105
Total Other Current Assets	60,611	19,468	80,078
TOTAL ASSETS	\$ 183,626	\$ 526,376	\$ 710,002
LIABILITIES & EQUITY			
Liabilities			
Current Liabilities			
Accounts payable	2,705		2,705
Due To Sunstate	465		465
Fines Reserve	41,700		41,700
Prepaid assessments	144,086	-	144,086
Total Current Liabilities	188,956	0	188,957
Total Liabilities	188,956	0	188,957
Equity			
Restricted equity			
Emergency		7,106	7,106
Document revision		4,395	4,395
Grounds		4,300	4,300
Infrastructure		13,275	13,275
Lakes		34,285	34,285
Gatehouse		1,436	1,436
Paving		394,637	394,637
Sealcoating		96,253	96,253
Wall Painting		(29,989)	(29,989)
Interest	-	677	677
Total restricted equity		526,376	526,376
Operating fund balance	(5,330)	-	(5,330)
Total Equity	(5,330)	526,376	521,046
TOTAL LIABILITIES & EQUITY	\$ 183,626	\$ 526,376	\$ 710,002

Jacaranda West HOA #1, Inc
Statements of Revenue and Expense
Comparison of Actual to Budget
For the Month Ended April 30, 2013

	April 2013	YTD 2013	Budget YTD	\$ Over/(Under) Budget YTD	Annual Budget
Revenue					
Assessments	\$ 9,965	39,858	39,858	-	119,574
Members Past Due Interest	(234)	903	-	903	-
Gatehouse Income	127	507	507	(0)	1,520
Other	200	200	1,000	(800)	3,000
Fines	3,300	300	-	300	-
Total Revenue	13,357	41,768	41,365	404	124,094
Expense					
Administration Management					
Insurance - Property	383	2,078	2,183	(105)	6,549
Professional - Legal	2,548	8,059	3,333	4,726	10,000
Collections - Legal	(421)	3,283	667	2,617	2,000
Bad Debt Expense	600	2,400	2,400		7,200
Accounting Services - Audit	-	-	750	(750)	2,250
Division Fees	61	61	61	0	61
Income Tax	-	-	400	(400)	400
Management Fee	2,420	10,475	8,560	1,915	25,680
Office Supplies/Misc	136	883	867	17	2,600
Postage	123	3,731	1,667	2,065	5,000
Copies/Printing	156	579	250	329	750
Printing - Mass Mailings	-	7,923	2,500	5,423	7,500
Total Administration Management	6,007	39,473	23,637	15,836	69,990
Maintenance					
Repairs & Maintenance	584	2,015	667	1,348	2,000
Pest Control	50	200	-	200	-
Total Maintenance	634	2,215	667	1,548	2,000
Gatehouse					
Gatehouse Landscape Improvement	-	-	167	(167)	500
Gatehouse Maint/Wash/Replace	-	-	250	(250)	750
Gatehouse Electric Usage	39	198	90	108	270
Total Gatehouse	39	198	507	(309)	1,520

Jacaranda West HOA #1, Inc
Statements of Revenue and Expense
Comparison of Actual to Budget
For the Month Ended April 30, 2013

	April 2013	YTD 2013	Budget YTD	\$ Over/(Under) Budget YTD	Annual Budget
Grounds					
Grounds Contract	1,250	5,000	6,960	(1,960)	20,880
Lot Mowings	(985)	-	-	-	-
Svc/Replacement/Other	-	-	1,667	(1,667)	5,000
Cul-de-sac Maintenance	935	3,740	1,237	2,503	3,712
Lake Treatment	1,873	7,492	7,644	(152)	22,932
Tree Trimming	2,323	2,458	520	1,938	1,560
Sprinkler/Irrigation Contract	-	1,021	550	471	1,650
Total Grounds Maintenance	<u>5,396</u>	<u>19,711</u>	<u>18,578</u>	<u>1,133</u>	<u>55,734</u>
Utilities					
Electric	<u>55</u>	<u>218</u>	<u>333</u>	<u>(116)</u>	<u>1,000</u>
Total Utilities	55	218	333	(116)	1,000
Other					
Contingency Fund	<u>-</u>	<u>-</u>	<u>200</u>	<u>(200)</u>	<u>600</u>
Total Other	<u>-</u>	<u>-</u>	<u>200</u>	<u>(200)</u>	<u>600</u>
Total Expense	<u>12,131</u>	<u>61,814</u>	<u>43,922</u>	<u>17,892</u>	<u>130,844</u>
Excess Revenues over Expenses	<u>1,226</u>	<u>(20,046)</u>	<u>(2,557)</u>	<u>(17,489)</u>	<u>(6,750)</u>