

Jacaranda West HOA #1, Inc
Statements of Assets, Liabilities and Fund Balance
As of August 31, 2013

	<u>Operating</u>	<u>Replacement</u>	<u>Total</u>
ASSETS			
Current Assets			
Checking accounts	67,648		67,648
Money Market accounts	-	234,172	234,172
Certificate of deposits	-	292,854	292,854
Total Checking/Savings	<u>67,648</u>	<u>527,026</u>	<u>594,674</u>
Other Current Assets			
Assessment receivable	21,396	4,434	25,830
Fines receivable	45,800		45,800
Allowance for bad debt	(23,056)		(23,056)
Due To / (From) Funds	(52,126)	52,126	-
Prepaid insurance	4,087	-	4,087
Prepaid vendor	61		61
Deposits	105	-	105
Total Other Current Assets	<u>(3,732)</u>	<u>56,560</u>	<u>52,828</u>
TOTAL ASSETS	<u>\$ 63,916</u>	<u>\$ 583,586</u>	<u>\$ 647,502</u>
LIABILITIES & EQUITY			
Liabilities			
Current Liabilities			
Accounts payable	107		107
Due To Sunstate	690		690
Fines Reserve	45,800		45,800
Prepaid assessments	40,387	31,667	72,054
Total Current Liabilities	<u>86,984</u>	<u>31,667</u>	<u>118,651</u>
Total Liabilities	86,984	31,667	118,651
Equity			
Restricted equity			
Emergency		7,106	7,106
Document revision		4,236	4,236
Grounds		7,705	7,705
Infrastructure		12,861	12,861
Lakes		34,285	34,285
Gatehouse		1,769	1,769
Paving		409,126	409,126
Sealcoating		103,791	103,791
Wall Painting		(30,289)	(30,289)
Interest	-	1,327	1,327
Total restricted equity		<u>551,919</u>	<u>551,919</u>
Operating fund balance	(23,067)	-	(23,067)
Total Equity	<u>(23,067)</u>	<u>551,919</u>	<u>528,852</u>
TOTAL LIABILITIES & EQUITY	<u>\$ 63,916</u>	<u>\$ 583,586</u>	<u>\$ 647,502</u>

Jacaranda West HOA #1, Inc
Statements of Revenue and Expense
Comparison of Actual to Budget
For the Month Ended August 31, 2013

	August 2013	YTD 2013	Budget YTD	\$ Over/(Under) Budget YTD	Annual Budget
Revenue					
Assessments	\$ 9,965	79,716	79,716	-	119,574
Members Past Due Interest	799	(1,745)	-	(1,745)	-
Gatehouse Income	127	1,013	1,013	(0)	1,520
Other	-	200	2,000	(1,800)	3,000
Fines	-	400	-	400	-
Total Revenue	10,890	79,584	82,729	(3,145)	124,094
Expense					
Administration Management					
Insurance - Property	454	3,441	4,366	(925)	6,549
Professional - Legal	4,191	19,295	6,667	12,628	10,000
Collections - Legal	995	8,485	1,333	7,152	2,000
Bad Debt Expense	-	4,200	4,800	-	7,200
Accounting Services - Audit	1,800	3,820	1,500	2,320	2,250
Division Fees	-	61	61	0	61
Income Tax	-	-	400	(400)	400
Management Fee	3,083	22,434	17,120	5,314	25,680
Office Supplies/Misc	402	1,758	1,733	25	2,600
Postage	269	4,409	3,333	1,075	5,000
Copies/Printing	-	1,013	500	513	750
Printing - Mass Mailings	-	8,680	5,000	3,680	7,500
Total Administration Management	11,193	77,594	46,814	31,380	69,990
Maintenance					
Repairs & Maintenance	(2,365)	1,847	1,333	514	2,000
Pest Control	-	250	-	250	-
Total Maintenance	(2,365)	2,097	1,333	764	2,000
Gatehouse					
Gatehouse Landscape Improvement	-	-	333	(333)	500
Gatehouse Maint/Wash/Replace	-	-	500	(500)	750
Gatehouse Electric Usage	30	331	180	151	270
Total Gatehouse	30	331	1,013	(682)	1,520

Jacaranda West HOA #1, Inc
Statements of Revenue and Expense
Comparison of Actual to Budget
For the Month Ended August 31, 2013

	August 2013	YTD 2013	Budget YTD	\$ Over/(Under) Budget YTD	Annual Budget
Grounds					
Grounds Contract	1,250	9,930	13,920	(3,990)	20,880
Lot Mowings	-	-		-	-
Svc/Replacement/Other	-	669	3,333	(2,664)	5,000
Cul-de-sac Maintenance	935	7,480	2,475	5,005	3,712
Lake Treatment	1,911	15,136	15,288	(152)	22,932
Tree Trimming	-	2,593	1,040	1,553	1,560
Sprinkler/Irrigation Contract	-	1,100	1,100	-	1,650
Total Grounds Maintenance	4,096	36,908	37,156	(248)	55,734
Utilities					
Electric	50	437	667	(230)	1,000
Total Utilities	50	437	667	(230)	1,000
Other					
Contingency Fund	-	-	400	(400)	600
Total Other	-	-	400	(400)	600
Total Expense	13,005	117,367	87,383	29,984	130,844
Excess Revenues over Expenses	(2,115)	(37,783)	(4,654)	(33,129)	(6,750)