

**JACARANDA WEST HOA #1, INC.**  
**FINANCIAL REPORTS**  
**May 31, 2020**

<b>TABLE OF CONTENTS:</b>	1
STATEMENTS OF ASSETS, LIABILITIES & FUND BALANCE	2
STATEMENTS OF INCOME AND EXPENSE - COMPARISON OF ACTUAL TO BUDGET	3

**Prepared By: Sunstate Association Management Group, Inc.**

06/22/20

**Jacaranda West HOA #1, Inc.**  
**Statement of Assets, Liabilities, & Fund Balance**

Accrual Basis

As of May 31, 2020

	May 31, 20
<b>ASSETS</b>	
Current Assets	
Checking/Savings	
1010.00 · Checking	
1011.01 · OP Centennial 5532	228,142.56
1011.02 · OP Centennial ICS 5532	31,180.70
1019.00 · Due (To) From Reserves	(50,399.77)
Total 1010.00 · Checking	208,923.49
1020.00 · Reserve Accounts	
1021.01 · M/M Synovus 242 0.25%	235,985.16
1021.04 · M/M Centennial 2735 0.05%	32,042.97
1023.00 · MM BB&T 9550 0.05%	169,064.55
1025.00 · M/M Cadence 3114 1.889% 6/19/22	112,662.49
1039.00 · Due (To) From Operating	50,399.77
Total 1020.00 · Reserve Accounts	600,154.94
Total Checking/Savings	809,078.43
Accounts Receivable	
1039.50 · Accounts Receivable	
1040.00 · Assessment Receivable	12,128.77
1043.00 · Account Receivable	9,329.51
Total 1039.50 · Accounts Receivable	21,458.28
Total Accounts Receivable	21,458.28
Other Current Assets	
1050.00 · Prepaid Insurance	201.19
Total Other Current Assets	201.19
Total Current Assets	830,737.90
<b>TOTAL ASSETS</b>	<b>830,737.90</b>
<b>LIABILITIES &amp; EQUITY</b>	
Liabilities	
Current Liabilities	
Accounts Payable	18,368.14
Other Current Liabilities	
3025.00 · Due to Sunstate	4,406.26
3031.00 · Deferred Assessments	183,691.25
Total Other Current Liabilities	188,097.51
Total Current Liabilities	206,465.65
Long Term Liabilities	
3500.00 · Reserve Fund	600,154.94
Total Long Term Liabilities	600,154.94
Total Liabilities	806,620.59
Equity	
Net Income	24,117.31
Total Equity	24,117.31
<b>TOTAL LIABILITIES &amp; EQUITY</b>	<b>830,737.90</b>

**Jacaranda West HOA #1, Inc.**  
**Statement of Income & Expense Comparison of Actual to Budget**

Accrual Basis

May 2020

	May 20	Budget	\$ Over Budget	Jan - May 20	YTD Budget	\$ Over Budget	Annual Budget
<b>Income</b>							
5010.00 · Assessments	17,534.00	17,542.25	(8.25)	87,670.00	87,711.25	(41.25)	210,507.00
5010.01 · Members Past Due Interest	89.10	0.00	89.10	2,194.64	0.00	2,194.64	0.00
5011.00 · Reserve Assessment	8,707.75	8,707.75	0.00	43,538.75	43,538.75	0.00	104,493.00
5050.00 · Interest - Operating	47.39	0.00	47.39	229.78	0.00	229.78	0.00
<b>Total Income</b>	<b>26,378.24</b>	<b>26,250.00</b>	<b>128.24</b>	<b>133,633.17</b>	<b>131,250.00</b>	<b>2,383.17</b>	<b>315,000.00</b>
<b>Gross Profit</b>	<b>26,378.24</b>	<b>26,250.00</b>	<b>128.24</b>	<b>133,633.17</b>	<b>131,250.00</b>	<b>2,383.17</b>	<b>315,000.00</b>
<b>Expense</b>							
7000.00 · Disbursements							
7100.00 · Grounds							
7110.00 · Grounds Contract	3,514.67	3,620.08	(105.41)	17,573.35	18,100.44	(527.09)	43,441.00
7120.00 · Svc/Replacemt/Other	0.00	639.00	(639.00)	494.58	3,195.00	(2,700.42)	7,668.00
7130.00 · Cul-de-sac Maintenance	0.00	833.33	(833.33)	0.00	4,166.69	(4,166.69)	10,000.00
7135.00 · Lake Treatment	1,911.00	2,006.58	(95.58)	9,555.00	10,032.94	(477.94)	24,079.00
7140.00 · Tree Trimming	0.00	750.00	(750.00)	3,100.00	3,750.00	(650.00)	9,000.00
7150.00 · Sprinkler/Irrigation Contract	0.00	183.33	(183.33)	525.00	916.69	(391.69)	2,200.00
<b>Total 7100.00 · Grounds</b>	<b>5,425.67</b>	<b>8,032.32</b>	<b>(2,606.65)</b>	<b>31,247.93</b>	<b>40,161.76</b>	<b>(8,913.83)</b>	<b>96,388.00</b>
7200.00 · Maintenance							
7210.00 · Repairs & Maintenance	0.00	333.33	(333.33)	485.00	1,666.69	(1,181.69)	4,000.00
7220.00 · Pest Control	50.00	5.17	44.83	130.00	25.81	104.19	62.00
<b>Total 7200.00 · Maintenance</b>	<b>50.00</b>	<b>338.50</b>	<b>(288.50)</b>	<b>615.00</b>	<b>1,692.50</b>	<b>(1,077.50)</b>	<b>4,062.00</b>
7500.00 · Utilities							
7520.00 · Electric	55.25	62.50	(7.25)	279.17	312.50	(33.33)	750.00
7670.00 · Gatehouse Electric Usage	15.39	25.00	(9.61)	89.81	125.00	(35.19)	300.00
<b>Total 7500.00 · Utilities</b>	<b>70.64</b>	<b>87.50</b>	<b>(16.86)</b>	<b>368.98</b>	<b>437.50</b>	<b>(68.52)</b>	<b>1,050.00</b>
7800.00 · Administration							
7810.00 · Insurance - Property	354.95	397.75	(42.80)	1,774.75	1,988.75	(214.00)	4,773.00
7820.00 · Professional - Legal	(513.70)	3,333.33	(3,847.03)	4,353.80	16,666.69	(12,312.89)	40,000.00
7825.00 · Accounting Services - Audit	250.00	500.00	(250.00)	2,150.00	2,500.00	(350.00)	6,000.00
7830.00 · Division Fees	0.00	5.08	(5.08)	61.25	25.44	35.81	61.00
7870.00 · Management Fee	3,935.50	3,585.50	350.00	19,047.50	17,927.50	1,120.00	43,026.00
7880.00 · Office Supplies/Misc	261.75	398.50	(136.75)	1,402.70	1,992.50	(589.80)	4,782.00
7885.00 · Postage	17.40	67.92	(50.52)	138.10	339.56	(201.46)	815.00
7886.00 · Copies/Printing	15.70	208.33	(192.63)	288.40	1,041.69	(753.29)	2,500.00
7887.00 · Printing - Mass Mailings	0.00	500.00	(500.00)	1,946.41	2,500.00	(553.59)	6,000.00
7896.00 · Bad Debt - Expense	2,582.29	87.50	2,494.79	2,582.29	437.50	2,144.79	1,050.00
<b>Total 7800.00 · Administration</b>	<b>6,903.89</b>	<b>9,083.91</b>	<b>(2,180.02)</b>	<b>33,745.20</b>	<b>45,419.63</b>	<b>(11,674.43)</b>	<b>109,007.00</b>
7900.00 · Other							
7910.00 · Transfer to Reserves	8,707.75	8,707.75	0.00	43,538.75	43,538.75	0.00	104,493.00
<b>Total 7900.00 · Other</b>	<b>8,707.75</b>	<b>8,707.75</b>	<b>0.00</b>	<b>43,538.75</b>	<b>43,538.75</b>	<b>0.00</b>	<b>104,493.00</b>
<b>Total 7000.00 · Disbursements</b>	<b>21,157.95</b>	<b>26,249.98</b>	<b>(5,092.03)</b>	<b>109,515.86</b>	<b>131,250.14</b>	<b>(21,734.28)</b>	<b>315,000.00</b>
<b>Total Expense</b>	<b>21,157.95</b>	<b>26,249.98</b>	<b>(5,092.03)</b>	<b>109,515.86</b>	<b>131,250.14</b>	<b>(21,734.28)</b>	<b>315,000.00</b>
<b>Net Income</b>	<b>5,220.29</b>	<b>0.02</b>	<b>5,220.27</b>	<b>24,117.31</b>	<b>(0.14)</b>	<b>24,117.45</b>	<b>0.00</b>

Prepared By: Sunstate Management Group