

Balance Sheet

Saturday, July 31, 2021

Coach Homes V

Accrual Accounting Year Starts January 1, 2021

ASSETS		
Current Assets		
Cadence Checking	\$49,177.62	
Capital Contribution Acct	\$11,506.47	
Cash CAB- Operating	\$8,066.75	
Due to Reserves from Op	\$30,756.07	
	Total Current Assets	\$99,506.91
Other Current Assets		
Accounts Receivable	\$2,610.00	
	Total Other Current Assets	\$2,610.00
Reserves- Current Assets		
Cadence- Reserves M/M	\$259,213.66	
Due from Operating to RSV	\$30,756.07	
	Total Reserves- Current Assets	\$289,969.73
	TOTAL ASSETS	<u>\$392,086.64</u>
LIABILITIES		
Current Liabilities		
Accrued Expenses	\$2,330.00	
Deferred Assessments	\$30,160.00	
Prepaid Fees Owners	\$5,025.00	
	Total Current Liabilities	\$37,515.00
	TOTAL LIABILITIES	<u>\$37,515.00</u>
EQUITY		
EQUITY		
Capital Contribution Equi	\$7,745.82	
	Total EQUITY	\$7,745.82
Reserve Fund Balances		
Reserve Interest	\$3,837.03	
Reserve- Painting	\$130,257.57	
Reserve- Pavers	\$64,462.22	
Reserve- Roofs	\$89,473.87	
	Total Reserve Fund Balances	\$288,030.69
Current Year Earnings	\$15,304.99	
Retained Earnings	\$43,490.14	
	TOTAL EQUITY	<u>\$354,571.64</u>
	TOTAL LIABILITIES AND EQUITY	<u>\$392,086.64</u>

Revenue and Expenses

Thursday, July 1, 2021 to Saturday, July 31, 2021

Coach Homes V

Accrual Accounting Year Starts January 1, 2021

	Current	Percent	Year To Date	Percent
INCOME				
Income				
Late Fee Income	\$25.00	0.2	\$25.00	0.0
Quarterly Dues	\$15,080.00	99.8	\$106,430.00	100.0
Total Income	\$15,105.00	100.0	\$106,455.00	100.0
EXPENSES				
OPERATING EXPENSES				
Annual Fire Sprink Inspec	\$1,392.13	9.2	\$2,912.13	2.7
Emergency Expenses	\$65.16	0.4	\$65.16	0.1
Exterior Pest Control	\$657.00	4.3	\$1,971.00	1.9
Lawn Service	\$1,900.00	12.6	\$13,300.00	12.5
Outside Profesional Contr	\$135.00	0.9	\$7,582.87	7.1
Total OPERATING EXPENSES	\$4,149.29	27.5	\$25,831.16	24.3
UTILITY EXPENSES				
Water/Sewer	\$0.00	0.0	\$270.70	0.3
Electricity	\$174.11	1.2	\$1,222.24	1.1
Irrigation Water Exp	\$0.00	0.0	\$1,266.72	1.2
MCUD Fire Sprinkler Line	\$0.00	0.0	\$46.00	0.0
Total UTILITY EXPENSES	\$174.11	1.2	\$2,805.66	2.6
GENERAL & ADMINISTRATIVE				
Annual Corporate Report	\$0.00	0.0	\$61.25	0.1
Bank Service Charge	\$38.50	0.3	\$54.14	0.1
Insurance	\$6,741.96	44.6	\$28,630.72	26.9
Management Fee Expense	\$832.00	5.5	\$5,824.00	5.5
Mgmt Additional Fees	\$60.30	0.4	\$816.54	0.8
Office Expense	\$75.85	0.5	\$75.85	0.1
Tax Preparation & Compili	\$0.00	0.0	\$600.00	0.6
Total GENERAL & ADMINISTRATIVE	\$7,748.61	51.3	\$36,062.50	33.9
OTHER MANDATED EXPENSES				
Transfer to Reserves	\$3,778.67	25.0	\$26,450.69	24.8
Total OTHER MANDATED EXPENSES	\$3,778.67	25.0	\$26,450.69	24.8
TOTAL EXPENSES				
	\$15,850.68	104.9	\$91,150.01	85.6
NET INCOME (LOSS)				
	(\$745.68)	4.9	\$15,304.99	14.4

Unexpended Budget Report

Saturday, July 31, 2021

Coach V 2021 Budget

Coach Homes V Accrual Accounting Year Starts January 1, 2021

	Month To Date			Year To Date			Annual Budget	
	Actual	Budget	Variance	Actual	Budget	Variance	Budget	Unexpended
INCOME								
Income								
Late Fee Income	25.00	0.00	25.00	25.00	0.00	25.00	0.00	(25.00)
Quarterly Dues	15,080.00	15,080.00	0.00	106,430.00	105,560.00	870.00	180,960.00	74,530.00
Total Income	15,105.00	15,080.00	25.00	106,455.00	105,560.00	895.00	180,960.00	74,505.00
TOTAL INCOME								
	15,105.00	15,080.00	25.00	106,455.00	105,560.00	895.00	180,960.00	74,505.00
EXPENSES								
Building MAINTENANCE								
Alarm Repairs	0.00	400.00	(400.00)	0.00	2,800.00	(2,800.00)	4,800.00	4,800.00
Total Building MAINTENANCE	0.00	400.00	(400.00)	0.00	2,800.00	(2,800.00)	4,800.00	4,800.00
OPERATING EXPENSES								
Annual Backflow Inspec	0.00	65.00	(65.00)	0.00	455.00	(455.00)	780.00	780.00
Annual Fire Sprink Inspec	1,392.13	169.17	1,222.96	2,912.13	1,184.18	1,727.95	2,030.00	(882.13)
Emergency Expenses	65.16	104.75	(39.59)	65.16	733.25	(668.09)	1,257.00	1,191.84
Exterior Pest Control	657.00	235.42	421.58	1,971.00	1,647.93	323.07	2,825.00	854.00
Irrigation Repairs	0.00	83.34	(83.34)	0.00	583.33	(583.33)	1,000.00	1,000.00
Lawn Service	1,900.00	1,900.00	0.00	13,300.00	13,300.00	0.00	22,800.00	9,500.00
Mulch	0.00	350.00	(350.00)	0.00	2,450.00	(2,450.00)	4,200.00	4,200.00
Outside Professional Contr	135.00	1,083.34	(948.34)	7,582.87	7,583.33	(0.46)	13,000.00	5,417.13
Paver Pressure Cleaning	0.00	216.67	(216.67)	0.00	1,516.68	(1,516.68)	2,600.00	2,600.00
Plant Replacement	0.00	41.67	(41.67)	0.00	291.68	(291.68)	500.00	500.00
Total OPERATING EXPENSES	4,149.29	4,249.36	(100.07)	25,831.16	29,745.38	(3,914.22)	50,992.00	25,160.84
Expenses								
Land Scope Project	0.00	166.67	(166.67)	0.00	1,166.68	(1,166.68)	2,000.00	2,000.00
Total Expenses	0.00	166.67	(166.67)	0.00	1,166.68	(1,166.68)	2,000.00	2,000.00
UTILITY EXPENSES								
Water/Sewer	0.00	0.00	0.00	270.70	0.00	270.70	0.00	(270.70)
Electricity	174.11	185.42	(11.31)	1,222.24	1,297.93	(75.69)	2,225.00	1,002.76
Irrigation Water Exp	0.00	212.50	(212.50)	1,266.72	1,487.50	(220.78)	2,550.00	1,283.28
MCUD Fire Sprinkler Line	0.00	47.50	(47.50)	46.00	332.50	(286.50)	570.00	524.00

Unexpended Budget Report

Saturday, July 31, 2021

Coach V 2021 Budget (Continued)

Coach Homes V Accrual Accounting Year Starts January 1, 2021

EXPENSES (Continued)	Month To Date			Year To Date			Annual Budget	
	Actual	Budget	Variance	Actual	Budget	Variance	Budget	Unexpended
Total UTILITY EXPENSES	174.11	445.42	(271.31)	2,805.66	3,117.93	(312.27)	5,345.00	2,539.34
GENERAL & ADMINISTRATIVE								
Annual Corporate Report	0.00	5.17	(5.17)	61.25	36.18	25.07	62.00	0.75
Bank Service Charge	38.50	16.67	21.83	54.14	116.68	(62.54)	200.00	145.86
Engineering Study	0.00	193.75	(193.75)	0.00	1,356.25	(1,356.25)	2,325.00	2,325.00
Fees to the Division	0.00	17.34	(17.34)	0.00	121.33	(121.33)	208.00	208.00
Insurance	6,741.96	4,416.67	2,325.29	28,630.72	30,916.68	(2,285.96)	53,000.00	24,369.28
Legal Expenses	0.00	166.67	(166.67)	0.00	1,166.68	(1,166.68)	2,000.00	2,000.00
Management Fee Expense	832.00	832.00	0.00	5,824.00	5,824.00	0.00	9,984.00	4,160.00
Mgmt Additional Fees	60.30	333.34	(273.04)	816.54	2,333.33	(1,516.79)	4,000.00	3,183.46
Office Expense	75.85	8.33	67.52	75.85	58.32	17.53	100.00	24.15
Tax Preparation & Compili	0.00	50.00	(50.00)	600.00	350.00	250.00	600.00	0.00
Total GENERAL & ADMINISTRATIVE	7,748.61	6,039.94	1,708.67	36,062.50	42,279.45	(6,216.95)	72,479.00	36,416.50
OTHER MANDATED EXPENSES								
Transfer to Reserves	3,778.67	3,778.67	0.00	26,450.69	26,450.68	0.01	45,344.00	18,893.31
Total OTHER MANDATED EXPENSES	3,778.67	3,778.67	0.00	26,450.69	26,450.68	0.01	45,344.00	18,893.31
TOTAL EXPENSES	15,850.68	15,080.06	770.62	91,150.01	105,560.12	(14,410.11)	180,960.00	89,809.99
NET INCOME (LOSS)	(745.68)	(0.06)	(745.62)	15,304.99	(0.12)	15,305.11		
UNEXPENDED (OVER EXPENDED)								<u>(15,304.99)</u>