

Hannah Ridge Homeowners Association, Inc.

Balance Sheet

02/28/2021

Assets

Accounts Receivable	28,780.36
Cash Operating - First Bank	192,995.06
First Bank Debit Card	73.73
Reserve Funds	
Reserve - First Bank	128,085.82
TOTAL Reserve Funds	128,085.82

Total Assets

349,934.97

Liabilities

Accounts Receivable Over Collected	1,959.68
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Total Liabilities

1,959.68

Net Worth

Reserve Funds

Reserve Interest Earned	5.98
Reserve-Consolidated	129,919.80
Reserve Exp-Consolidated	(1,839.96)
TOTAL Reserve Funds	128,085.82
Retained Earnings	100,745.52
Net Income	119,143.95

Total Net Worth

347,975.29

Total Net Worth and Liabilities

349,934.97

Hannah Ridge Homeowners Association, Inc.

Income and Expense Comparative Statement

From 02/01/2021 to 02/28/2021

	<u>February 2021</u>		<u>January to February</u>			<u>Yearly Budgets</u>	
	<u>Actual</u>	<u>Budget</u>	<u>Actual</u>	<u>Budget</u>	<u>Var. \$</u>	<u>Current</u>	<u>Last Year</u>
<u>Revenues</u>							
Monthly Dues	1,314	11,320	109,478	22,640	(86,838)	135,840	99,120
Late fee-Nsf Charges	659	83	646	166	(480)	1,000	1,000
Landscape Assurance Deposits	3,950	5,000	23,950	10,000	(13,950)	60,000	24,000
Fines			50		(50)		
Working Capital	2,832	1,920	8,496	3,840	(4,656)	23,040	22,656
Assessments on Vacant Lots		220		440	440	2,640	3,572
Total Revenues	8,755	18,543	142,620	37,086	(105,534)	222,520	150,348
<u>Expenses</u>							
Accounting Fees	325	500	325	500	175	500	500
Administration Costs	161	250	251	500	249	3,000	3,000
Insurance Property/Liability		133		267	267	1,600	1,250
Landscape Assurance Review Fees	1,100	1,000	4,900	2,000	(2,900)	12,000	7,200
Landscape Assurance Deposit Refunds	1,050	4,000	1,050	8,000	6,950	48,000	16,800
Legal Expense	50	225	50	450	400	2,700	1,000
**Legal Reimb			(50)		50		
Lawn Contract / Maintenance	1,409	1,500	2,818	3,000	182	18,000	13,500
Management Fees	1,800	2,264	3,544	4,528	984	27,168	20,160
Misc. / Contingency		895		1,791	1,791	10,745	
Social	159	500	159	1,000	841	6,000	5,000
Trash	3,477	3,396	6,943	6,792	(151)	40,752	30,240
Utilities	143	2,667	287	5,333	5,046	32,000	18,000
Website		42		84	84	500	500
Reserve Allocation Consolidated	750	750	1,500	1,500		9,000	6,000
Snow Removal	1,280	375	1,700	750	(950)	4,500	3,000
Property Taxes On Common Areas		500		1,000	1,000	6,000	6,000
Total Expenses	11,704	18,997	23,477	37,495	14,018	222,465	132,150
Net Income	(2,949)	(454)	119,143	(409)	(119,552)	55	18,198