

Old Sweetbriar Farms Homeowners Association  
Fund Statement  
(Cash Basis)  
September 2020

		Operating Fund	Replacement Reserve Fund	Total Fund Balances
Beginning Equity		39,793.74	81,881.40	121,675.14
Income		80,694.47	337.21	81,031.68
Expenses		-61,237.18	-11,995.00	-73,232.18
Net income		19,457.29	-11,657.79	7,799.50
Ending Equity		59,251.03	70,223.61	129,474.64
Cash in NW Bank Operating	1010	45,130.11		45,130.11
Cash in NW Bank Operating MM	1011	14,120.92		14,120.92
Cash in NW Bank Reserves	1020		70,223.61	70,223.61
Undeposited Funds	12000	0.00		0.00
		59,251.03	70,223.61	129,474.64
Interfund	**	0.00	0.00	0.00

# Balance Sheet

Property: Old Sweetbriar Farm Homeowners Association  
As of 09/30/20 (cash basis)

## ASSETS

### Bank

1010 Cash in NW Bank Operating	45,130.11
1011 Cash in NW Bank Money Market Operating	14,120.92
Total Bank	59,251.03

## TOTAL ASSETS

59,251.03

## LIABILITIES & EQUITY

### Equity

3001 Operating Fund Balance Prior Year	39,793.74
3101 Current Year Income	19,457.29
Total Equity	59,251.03

## TOTAL LIABILITIES & EQUITY

59,251.03

# Budget Comparison

Properties: Old Sweetbriar Farm Homeowners Association  
 Comparison Periods: 9/1/2020 - 9/30/2020 and 1/1/2020 - 12/31/2020 (Cash Basis)

	Actual 9/1/2020 - 9/30/2020	Budget 9/1/2020 - 9/30/2020	\$ Change	% Change	Actual 1/1/2020 - 9/30/2020	Budget 1/1/2020 - 12/31/2020	\$ Change	%Change
4000 Income								
4001 Regular Assessments	1,139.32	0.00	1,139.32	0.0%	78,926.90	88,143.00	-9,216.10	-10.5%
4006 Reserve Transfer Adjustm	0.00	0.00	0.00	0.0%	0.00	-6,892.00	6,892.00	100.0%
4100 Interest Revenue	4.06	0.00	4.06	0.0%	59.96	0.00	59.96	0.0%
4501 Late Charges	75.00	0.00	75.00	0.0%	179.13	0.00	179.13	0.0%
4503 10-Day Demand Letter Fee	0.00	0.00	0.00	0.0%	150.49	0.00	150.49	0.0%
4506 NSF Charges	0.00	0.00	0.00	0.0%	35.00	0.00	35.00	0.0%
4508 Interest Charges	32.18	0.00	32.18	0.0%	245.14	0.00	245.14	0.0%
4510 Compliance	0.00	0.00	0.00	0.0%	624.50	0.00	624.50	0.0%
4516 Attorney Turnover	300.00	0.00	300.00	0.0%	500.00	0.00	500.00	0.0%
4601 Other Fees	0.00	0.00	0.00	0.0%	-26.65	0.00	-26.65	0.0%
4000 Total Income	1,550.56	0.00	1,550.56	0.0%	80,694.47	81,251.00	-556.53	-0.7%
<b>TOTAL INCOME</b>	<b>1,550.56</b>	<b>0.00</b>	<b>1,550.56</b>	<b>0.0%</b>	<b>80,694.47</b>	<b>81,251.00</b>	<b>-556.53</b>	<b>-0.7%</b>
5000 Maintenance and Repair Sen								
5001 General Maintenance/Rep	0.00	125.00	-125.00	-100.0%	423.04	1,500.00	-1,076.96	-71.8%
5000 Total Maintenance and Rep	0.00	125.00	-125.00	-100.0%	423.04	1,500.00	-1,076.96	-71.8%
5200 LANDSCAPING								
5201 Landscape Contract Serv	2,750.00	2,960.00	-210.00	-7.1%	24,875.00	35,520.00	-10,645.00	-30.0%
5213 Landscaping Miscellaneous	0.00	416.66	-416.66	-100.0%	2,305.00	5,000.00	-2,695.00	-53.9%
5200 Total LANDSCAPING	2,750.00	3,376.66	-626.66	-18.6%	27,180.00	40,520.00	-13,340.00	-32.9%
5300 UTILITY								
5301 Utility - Water and Sewer	0.00	208.33	-208.33	-100.0%	0.00	2,500.00	-2,500.00	-100.0%
5302 Utility - Irrigation Water	1,085.46	0.00	1,085.46	0.0%	2,194.06	0.00	2,194.06	0.0%
5303 Utility - Electricity	154.68	235.50	-80.82	-34.3%	1,610.50	2,826.00	-1,215.50	-43.0%
5300 Total UTILITY	1,240.14	443.83	796.31	179.4%	3,804.56	5,326.00	-1,521.44	-28.6%
5400 ADMIN SERVICES								
5401 Management Services - Cc	1,837.50	1,837.50	0.00	0.0%	16,625.00	22,050.00	-5,425.00	-24.6%
5402 Management Services - Ex	0.00	0.00	0.00	0.0%	133.40	0.00	133.40	0.0%
5410 Office Supplies/Printing/Po	157.56	166.66	-9.10	-5.5%	2,514.70	2,000.00	514.70	25.7%
5422 Reserve Study Preparation	0.00	62.50	-62.50	-100.0%	0.00	750.00	-750.00	-100.0%

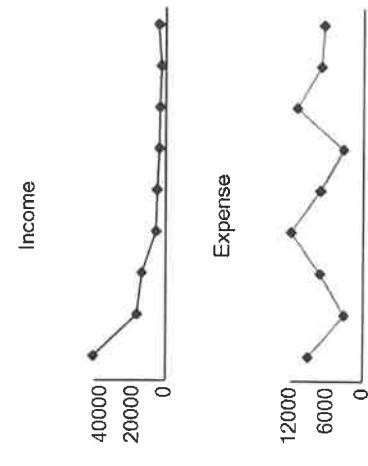
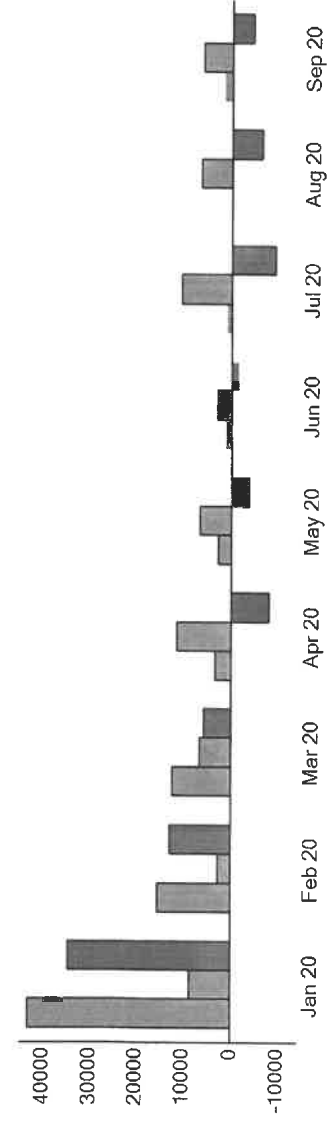
	Actual 9/1/2020 - 9/30/2020	Budget 9/1/2020 - 9/30/2020	\$ Change	% Change	Actual 1/1/2020 - 9/30/2020	Budget 1/1/2020 - 12/31/2020	\$ Change	% Change
5438 Legal/Collection Expenses	324.50	166.66	157.84	94.7%	324.50	2,000.00	-1,675.50	-83.8%
5442 Consultants	-800.00	0.00	-800.00	0.0%	0.00	0.00	0.00	0.0%
5446 Accounting/Tax Returns/R	0.00	147.91	-147.91	-100.0%	1,750.00	1,775.00	-25.00	-1.4%
5454 Licenses/Annual Reports	0.00	4.16	-4.16	-100.0%	50.00	50.00	0.00	0.0%
5458 Insurance	387.00	315.00	72.00	22.9%	3,059.00	3,780.00	-721.00	-19.1%
5462 Board/Annual Meeting Exp	0.00	0.00	0.00	0.0%	129.98	0.00	129.98	0.0%
5408 Storage Facilities	133.00	125.00	8.00	6.4%	798.00	1,500.00	-702.00	-46.8%
5400 Total ADMIN SERVICES	2,039.56	2,825.39	-785.83	-27.8%	25,384.58	33,905.00	-8,520.42	-25.1%
5500 Miscellaneous Charges				0.0%				0.0%
5501 Late Charges	0.00	0.00	0.00	0.0%	1,620.00	0.00	1,620.00	0.0%
5504 Payment Plan	0.00	0.00	0.00	0.0%	25.00	0.00	25.00	0.0%
5505 New Owner Fees	0.00	0.00	0.00	0.0%	100.00	0.00	100.00	0.0%
5516 Attorney Turnover	0.00	0.00	0.00	0.0%	2,700.00	0.00	2,700.00	0.0%
5500 Total Miscellaneous Charg	0.00	0.00	0.00	0.0%	4,445.00	0.00	4,445.00	0.0%
<b>TOTAL EXPEI</b>	<b>6,029.70</b>	<b>6,770.88</b>	<b>-741.18</b>	<b>-10.9%</b>	<b>61,237.18</b>	<b>81,251.00</b>	<b>-20,013.82</b>	<b>-24.6%</b>
<b>NET INCOME</b>	<b>-4,479.14</b>	<b>-6,770.88</b>	<b>2,291.74</b>		<b>19,457.29</b>	<b>0.00</b>	<b>19,457.29</b>	

# Profit & Loss 12 Month Recap

Property: Old Sweetbriar Farm Homeowners Association  
 Monthly recap 01/01/20 - 09/30/20 (cash basis)

	JAN 20	FEB 20	MAR 20	APR 20	MAY 20	JUN 20	JUL 20	AUG 20	SEP 20	TOTAL
<b>INCOME</b>										
4000 Income										
4001 Regular Assessments	43,082.93	15,328.96	11,421.70	2,957.98	2,369.55	981.23	829.66	815.57	1,139.32	78,926.90
4100 Interest Revenue	14.94	12.54	7.72	4.06	3.92	4.33	4.19	4.20	4.06	59.96
4501 Late Charges	-57.96	0.00	476.65	356.65	76.90	98.10	100.00	-946.21	75.00	179.13
4503 10-Day Demand Letter Fe	50.00	0.00	25.49	0.00	0.00	25.00	0.00	50.00	0.00	150.49
4506 NSF Charges	35.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	35.00
4508 Interest Charges	16.39	1.00	48.11	34.18	39.00	27.09	25.02	22.17	32.18	245.14
4510 Compliance	75.00	150.00	175.00	75.00	0.00	0.00	0.00	149.50	0.00	624.50
4516 Attorney Turnover	0.00	0.00	100.00	0.00	0.00	100.00	0.00	0.00	300.00	500.00
4601 Other Fees	0.00	0.00	0.00	-246.21	219.56	0.00	0.00	0.00	0.00	-26.65
4000 Total Income	43,216.30	15,492.50	12,254.67	3,181.66	2,708.93	1,235.75	958.87	95.23	1,550.56	80,694.47
<b>TOTAL INCOME</b>	<b>43,216.30</b>	<b>15,492.50</b>	<b>12,254.67</b>	<b>3,181.66</b>	<b>2,708.93</b>	<b>1,235.75</b>	<b>958.87</b>	<b>95.23</b>	<b>1,550.56</b>	<b>80,694.47</b>
<b>EXPENSE</b>										
5000 Maintenance and Repair Ser										
5001 General Maintenance/Rep	0.00	0.00	0.00	0.00	0.00	0.00	223.04	200.00	0.00	423.04
5000 Total Maintenance and Re	0.00	0.00	0.00	0.00	0.00	0.00	223.04	200.00	0.00	423.04
5200 LANDSCAPING										
5201 Landscape Contract Servi	5,625.00	0.00	2,750.00	5,500.00	2,750.00	0.00	5,500.00	0.00	2,750.00	24,875.00
5213 Landscaping Miscellaneous	0.00	280.00	0.00	0.00	875.00	0.00	1,150.00	0.00	0.00	2,305.00
5200 Total LANDSCAPING	5,625.00	280.00	2,750.00	5,500.00	3,625.00	0.00	6,650.00	0.00	2,750.00	27,180.00
5300 UTILITY										
5302 Utility - Irrigation Water	0.00	0.00	0.00	0.00	13.29	345.54	394.27	355.50	1,085.46	2,194.06
5303 Utility - Electricity	237.62	229.25	199.72	187.43	152.89	158.94	146.46	143.51	154.68	1,610.50
5300 Total UTILITY	237.62	229.25	199.72	187.43	166.18	504.48	540.73	499.01	1,240.14	3,804.56
5400 ADMIN SERVICES										
5401 Management Services - C	1,925.00	1,837.50	1,837.50	1,837.50	1,837.50	1,837.50	1,837.50	1,837.50	1,837.50	16,625.00
5402 Management Services - E	0.00	0.00	0.00	39.44	0.00	0.00	31.32	62.64	0.00	133.40
5410 Office Supplies/Printing/P	637.02	316.72	180.03	237.39	364.88	245.58	151.06	224.46	157.56	2,514.70
5438 Legal/Collection Expenses	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	324.50	324.50
5442 Consultants	0.00	0.00	0.00	0.00	0.00	0.00	0.00	800.00	-800.00	0.00
5446 Accounting/Tax Returns/F	0.00	0.00	0.00	1,750.00	0.00	0.00	0.00	0.00	0.00	1,750.00
5454 Licenses/Annual Reports	0.00	0.00	0.00	0.00	0.00	50.00	0.00	0.00	0.00	50.00
5458 Insurance	0.00	0.00	0.00	1,511.00	387.00	0.00	774.00	0.00	387.00	3,059.00
5462 Board/Annual Meeting Exp	100.00	0.00	0.00	0.00	0.00	0.00	29.98	0.00	0.00	129.98
5408 Storage Facilities	0.00	0.00	0.00	133.00	133.00	133.00	133.00	133.00	133.00	798.00
5400 Total ADMIN SERVICES	2,662.02	2,154.22	2,017.53	5,508.33	2,722.38	2,266.08	2,956.86	3,057.60	2,039.56	25,384.58

	JAN 20	FEB 20	MAR 20	APR 20	MAY 20	JUN 20	JUL 20	AUG 20	SEP 20	TOTAL
5500 Miscellaneous Charges										
5501 Late Charges	0.00	0.00	1,620.00	0.00	0.00	0.00	0.00	0.00	0.00	1,620.00
5504 Payment Plan	0.00	0.00	0.00	25.00	0.00	0.00	0.00	0.00	0.00	25.00
5505 New Owner Fees	0.00	0.00	0.00	100.00	0.00	0.00	0.00	0.00	0.00	100.00
5516 Attorney Turnover	0.00	0.00	0.00	0.00	0.00	0.00	0.00	2,700.00	0.00	2,700.00
5500 Total Miscellaneous Charges	0.00	0.00	1,620.00	125.00	0.00	0.00	0.00	2,700.00	0.00	4,445.00
<b>TOTAL EXPENSE</b>	<b>8,524.64</b>	<b>2,663.47</b>	<b>6,587.25</b>	<b>11,320.76</b>	<b>6,513.56</b>	<b>2,770.56</b>	<b>10,370.63</b>	<b>6,456.61</b>	<b>6,029.70</b>	<b>61,237.18</b>
<b>NET INCOME</b>	<b>34,691.66</b>	<b>12,829.03</b>	<b>5,667.42</b>	<b>-8,139.10</b>	<b>-3,804.63</b>	<b>-1,534.81</b>	<b>-9,411.76</b>	<b>-6,361.38</b>	<b>-4,479.14</b>	<b>19,457.29</b>
<b>NET INCOME SUMMARY</b>										
Income	43,216.30	15,492.50	12,254.67	3,181.66	2,708.93	1,235.75	958.87	95.23	1,550.56	80,694.47
Expense	-8,524.64	-2,663.47	-6,587.25	-11,320.76	-6,513.56	-2,770.56	-10,370.63	-6,456.61	-6,029.70	-61,237.18
<b>NET INCOME</b>	<b>34,691.66</b>	<b>12,829.03</b>	<b>5,667.42</b>	<b>-8,139.10</b>	<b>-3,804.63</b>	<b>-1,534.81</b>	<b>-9,411.76</b>	<b>-6,361.38</b>	<b>-4,479.14</b>	<b>19,457.29</b>



# Financial Statement

Property: Old Sweetbriar Farm HOA Reserves

01/01/20 - 09/30/20 (cash)

## ASSETS

Bank	
1020 Cash in NW Bank Replacement Reserve	70,223.61
Total Bank	70,223.61
<b>TOTAL ASSETS</b>	<b>70,223.61</b>

## LIABILITIES & EQUITY

### Equity

Equity	
3001 Operating Fund Balance Prior Year	81,881.40
Total Equity	81,881.40

### Income

4906 Reserve Interest	337.21
Total Income	337.21

### Expense

8050 Reserve Expense	11,995.00
Total Expense	11,995.00

Net Income (1/1/2020 thru 9/30/2020) -11,657.79

Total Equity 70,223.61

**TOTAL LIABILITIES & EQUITY 70,223.61**

# Profit & Loss 12 Month Recap

Property: Old Sweetbriar Farm HOA Reserves

Monthly recap 01/01/20 - 09/30/20 (cash basis)

	JAN 20	FEB 20	MAR 20	APR 20	MAY 20	JUN 20	JUL 20	AUG 20	SEP 20	TOTAL
<b>INCOME</b>										
4906 Reserve Interest	86.97	73.02	44.97	23.58	21.07	22.93	22.22	22.04	20.41	337.21
<b>TOTAL INCOME</b>	<b>86.97</b>	<b>73.02</b>	<b>44.97</b>	<b>23.58</b>	<b>21.07</b>	<b>22.93</b>	<b>22.22</b>	<b>22.04</b>	<b>20.41</b>	<b>337.21</b>
<b>EXPENSE</b>										
8050 Reserve Expense	0.00	0.00	0.00	7,420.00	0.00	0.00	3,775.00	0.00	800.00	11,995.00
<b>TOTAL EXPENSE</b>	<b>0.00</b>	<b>0.00</b>	<b>0.00</b>	<b>7,420.00</b>	<b>0.00</b>	<b>0.00</b>	<b>3,775.00</b>	<b>0.00</b>	<b>800.00</b>	<b>11,995.00</b>
<b>NET INCOME</b>	<b>86.97</b>	<b>73.02</b>	<b>44.97</b>	<b>-7,396.42</b>	<b>21.07</b>	<b>22.93</b>	<b>-3,752.78</b>	<b>22.04</b>	<b>-779.59</b>	<b>-11,657.79</b>



	JAN 20	FEB 20	MAR 20	APR 20	MAY 20	JUN 20	JUL 20	AUG 20	SEP 20	TOTAL
Income	86.97	73.02	44.97	23.58	21.07	22.93	22.22	22.04	20.41	337.21
Expense	0.00	0.00	0.00	-7,420.00	0.00	0.00	-3,775.00	0.00	-800.00	-11,995.00
<b>NET INCOME</b>	<b>86.97</b>	<b>73.02</b>	<b>44.97</b>	<b>-7,396.42</b>	<b>21.07</b>	<b>22.93</b>	<b>-3,752.78</b>	<b>22.04</b>	<b>-779.59</b>	<b>-11,657.79</b>

**NET INCOME SUMMARY**

