

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

		Operating Fund	Replacement Reserve Fund	Total Fund Balances
Beginning Equity		39,793.74	81,881.40	121,675.14
Income		74,145.13	228.54	74,373.67
Expenses		-29,096.12	-7,420.00	-36,516.12
Net income		45,049.01	-7,191.46	37,857.55
Ending Equity		84,842.75	74,689.94	159,532.69
Cash in NW Bank Operating	1010	73,247.53		73,247.53
Cash in NW Bank Operating MM	1011	14,100.22		14,100.22
Cash in NW Bank Reserves	1020		74,689.94	74,689.94
Bank of America Checking Operating	1050	0.00		0.00
Bank of America Reserves	1051		0.00	0.00
Funds Due to other HOA	2003	-2,505.00		-2,505.00 #1
Undeposited Funds	12000	0.00		0.00
		84,842.75	74,689.94	159,532.69
Interfund	**	0.00	0.00	0.00

#1 Funds deposited into SBF Operating account due to Lockbox error.

# Balance Sheet

Property: Old Sweetbriar Farm Homeowners Association

As of 04/30/20 (cash basis)

## ASSETS

### Bank

1010 Cash in NW Bank Operating	73,247.53
1011 Cash in NW Bank Money Market Operating	14,100.22

Total Bank	<u>87,347.75</u>
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## TOTAL ASSETS

87,347.75

## LIABILITIES & EQUITY

### Liabilities

#### Accounts Payable

2003 Due to other HOA	2,505.00
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Total Accounts Payable	<u>2,505.00</u>
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### Total Liabilities

2,505.00

### Equity

3001 Operating Fund Balance Prior Year	39,793.74
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3101 Current Year Income	45,049.01
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### Total Equity

84,842.75

## TOTAL LIABILITIES & EQUITY

87,347.75

# Budget Comparison

Properties: Old Sweetbriar Farm Homeowners Association  
 Comparison Periods: 4/1/2020 - 4/30/2020 and 1/1/2020 - 12/31/2020 (Cash Basis)

	Actual 4/1/2020 - 4/30/2020	Budget 4/1/2020 - 4/30/2020	\$ Change	% Change	Actual 1/1/2020 - 4/30/2020	Budget 1/1/2020 - 12/31/2020	\$ Change	%Change
4000 Income								
4001 Regular Assessments	2,957.98	0.00	2,957.98	0.0%	72,791.57	88,143.00	-15,351.43	0.0%
4006 Reserve Transfer Adjustm	0.00	0.00	0.00	0.0%	0.00	-6,892.00	6,892.00	-17.4%
4100 Interest Revenue	4.06	0.00	4.06	0.0%	39.26	0.00	39.26	100.0%
4501 Late Charges	356.65	0.00	356.65	0.0%	775.34	0.00	775.34	0.0%
4503 10-Day Demand Letter Fee	0.00	0.00	0.00	0.0%	75.49	0.00	75.49	0.0%
4506 NSF Charges	0.00	0.00	0.00	0.0%	35.00	0.00	35.00	0.0%
4508 Interest Charges	34.18	0.00	34.18	0.0%	99.68	0.00	99.68	0.0%
4510 Compliance	75.00	0.00	75.00	0.0%	475.00	0.00	475.00	0.0%
4516 Attorney Turnover	0.00	0.00	0.00	0.0%	100.00	0.00	100.00	0.0%
4601 Other Fees	-246.21	0.00	-246.21	0.0%	-246.21	0.00	-246.21	0.0%
4000 Total Income	3,181.66	0.00	3,181.66	0.0%	74,145.13	81,251.00	-7,105.87	-8.7%
<b>TOTAL INCOME</b>	<b>3,181.66</b>	<b>0.00</b>	<b>3,181.66</b>	<b>0.0%</b>	<b>74,145.13</b>	<b>81,251.00</b>	<b>-7,105.87</b>	<b>-8.7%</b>
5000 Maintenance and Repair Sen								
5001 General Maintenance/Rep	0.00	125.00	-125.00	0.0%	0.00	1,500.00	-1,500.00	0.0%
5000 Total Maintenance and Rel	0.00	125.00	-125.00	-100.0%	0.00	1,500.00	-1,500.00	-100.0%
5200 LANDSCAPING								
5201 Landscape Contract Serv	5,500.00	2,960.00	2,540.00	0.0%	13,875.00	35,520.00	-21,645.00	0.0%
5213 Landscaping Miscellaneous	0.00	416.67	-416.67	85.8%	280.00	5,000.00	-4,720.00	-60.9%
5200 Total LANDSCAPING	5,500.00	3,376.67	2,123.33	-100.0%	14,155.00	40,520.00	-26,365.00	-94.4%
5300 UTILITY								
5301 Utility - Water and Sewer	0.00	208.34	-208.34	62.9%	0.00	2,500.00	-2,500.00	-65.1%
5303 Utility - Electricity	187.43	235.50	-48.07	0.0%	854.02	2,826.00	-1,971.98	0.0%
5300 Total UTILITY	187.43	443.84	-256.41	-20.4%	854.02	5,326.00	-4,471.98	-69.8%
5400 ADMIN SERVICES								
5401 Management Services - Cc	1,837.50	1,837.50	0.00	-57.8%	7,437.50	22,050.00	-14,612.50	-84.0%
5402 Management Services - Ex	39.44	0.00	39.44	0.0%	39.44	0.00	39.44	0.0%
5410 Office Supplies/Printing/Po	237.39	166.67	70.72	0.0%	1,371.16	2,000.00	-628.84	0.0%
5422 Reserve Study Preparation	0.00	62.50	-62.50	42.4%	0.00	750.00	-750.00	-31.4%
5438 Legal/Collection Expenses	0.00	166.67	-166.67	-100.0%	0.00	2,000.00	-2,000.00	-100.0%

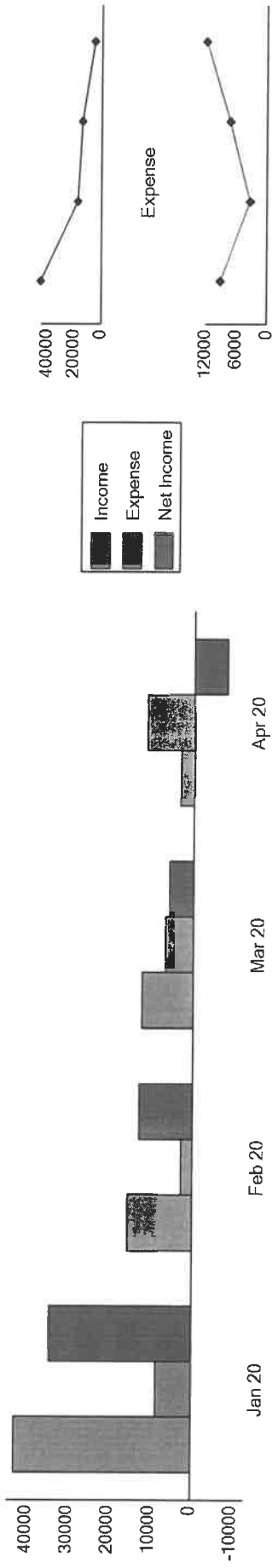
	Actual 4/1/2020 - 4/30/2020	Budget 4/1/2020 - 4/30/2020	\$ Change	% Change	Actual 1/1/2020 - 4/30/2020	Budget 1/1/2020 - 12/31/2020	\$ Change	% Change
5446 Accounting/Tax Returns/R	1,750.00	147.92	1,602.08	1083.1%	1,750.00	1,775.00	-25.00	-1.4%
5454 Licenses/Annual Reports	0.00	4.17	-4.17	-100.0%	0.00	50.00	-50.00	-100.0%
5458 Insurance	1,511.00	315.00	1,196.00	379.7%	1,511.00	3,780.00	-2,269.00	-60.0%
5462 Board/Annual Meeting Exp	0.00	0.00	0.00	0.0%	100.00	0.00	100.00	0.0%
5408 Storage Facilities	133.00	125.00	8.00	6.4%	133.00	1,500.00	-1,367.00	-91.1%
5400 Total ADMIN SERVICES	5,508.33	2,825.43	2,682.90	95.0%	12,342.10	33,905.00	-21,562.90	-63.6%
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	25.00	0.00	25.00	0.0%	25.00	0.00	25.00	0.0%
5505 New Owner Fees	100.00	0.00	100.00	0.0%	100.00	0.00	100.00	0.0%
5500 Total Miscellaneous Charg	125.00	0.00	125.00	0.0%	1,745.00	0.00	1,745.00	0.0%
<b>TOTAL EXPEI</b>	<b>11,320.76</b>	<b>6,770.94</b>	<b>4,549.82</b>	<b>67.2%</b>	<b>29,096.12</b>	<b>81,251.00</b>	<b>-52,154.88</b>	<b>-64.2%</b>
<b>NET INCOME</b>	<b>-8,139.10</b>	<b>-6,770.94</b>	<b>-1,368.16</b>		<b>45,049.01</b>	<b>0.00</b>	<b>45,049.01</b>	

# Profit & Loss 12 Month Recap

Property: Old Sweetbriar Farm Homeowners Association  
 Monthly recap 01/01/20 - 04/30/20 (cash basis)

	JAN 20	FEB 20	MAR 20	APR 20	TOTAL
<b>INCOME</b>					
4000 Income					
4001 Regular Assessments	43,082.93	15,328.96	11,421.70	2,957.98	72,791.57
4100 Interest Revenue	14.94	12.54	7.72	4.06	39.26
4501 Late Charges	-57.96	0.00	476.65	356.65	775.34
4503 10-Day Demand Letter Fees	50.00	0.00	25.49	0.00	75.49
4506 NSF Charges	35.00	0.00	0.00	0.00	35.00
4508 Interest Charges	16.39	1.00	48.11	34.18	99.68
4510 Compliance	75.00	150.00	175.00	75.00	475.00
4516 Attorney Turnover	0.00	0.00	100.00	0.00	100.00
4601 Other Fees	0.00	0.00	0.00	-246.21	-246.21
4000 Total Income	43,216.30	15,492.50	12,254.67	3,181.66	74,145.13
<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>74,145.13</b>
<b>EXPENSE</b>					
5200 LANDSCAPING					
5201 Landscape Contract Services	5,625.00	0.00	2,750.00	5,500.00	13,875.00
5213 Landscaping Miscellaneous	0.00	280.00	0.00	0.00	280.00
5200 Total LANDSCAPING	5,625.00	280.00	2,750.00	5,500.00	14,155.00
5300 UTILITY					
5303 Utility - Electricity	237.62	229.25	199.72	187.43	854.02
5300 Total UTILITY	237.62	229.25	199.72	187.43	854.02
5400 ADMIN SERVICES					
5401 Management Services - Contract	1,925.00	1,837.50	1,837.50	1,837.50	7,437.50
5402 Management Services - Extra	0.00	0.00	0.00	39.44	39.44
5410 Office Supplies/Printing/Postage	637.02	316.72	180.03	237.39	1,371.16
5446 Accounting/Tax Returns/Reviews	0.00	0.00	0.00	1,750.00	1,750.00
5458 Insurance	0.00	0.00	0.00	1,511.00	1,511.00
5462 Board/Annual Meeting Expenses	100.00	0.00	0.00	0.00	100.00
5408 Storage Facilities	0.00	0.00	0.00	133.00	133.00
5400 Total ADMIN SERVICES	2,662.02	2,154.22	2,017.53	5,508.33	12,342.10
5500 Miscellaneous Charges					
5501 Late Charges	0.00	0.00	1,620.00	0.00	1,620.00
5504 Payment Plan	0.00	0.00	0.00	25.00	25.00
5505 New Owner Fees	0.00	0.00	0.00	100.00	100.00
5500 Total Miscellaneous Charges	0.00	0.00	1,620.00	125.00	1,745.00
<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>29,096.12</b>

	JAN 20	FEB 20	MAR 20	APR 20	TOTAL
<b>NET INCOME</b>	34,691.66	12,829.03	5,667.42	-8,139.10	45,049.01
<b>NET INCOME SUMMARY</b>					
Income	43,216.30	15,492.50	12,254.67	3,181.66	74,145.13
Expense	-8,524.64	-2,663.47	-6,587.25	-11,320.76	-29,096.12
<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>45,049.01</b>



# Financial Statement

Property: Old Sweetbriar Farm HOA Reserves

01/01/20 - 04/30/20 (cash)

## ASSETS

Bank	
1020 Cash in NW Bank Replacement Reserve	74,689.94
Total Bank	<u>74,689.94</u>
<b>TOTAL ASSETS</b>	<b><u>74,689.94</u></b>

## LIABILITIES & EQUITY

### Equity

Equity	
3001 Operating Fund Balance Prior Year	81,881.40
Total Equity	<u>81,881.40</u>

### Income

4906 Reserve Interest	228.54
Total Income	<u>228.54</u>

### Expense

8050 Reserve Expense	7,420.00
Total Expense	<u>7,420.00</u>

**Net Income (1/1/2020 thru 4/30/2020)** -7,191.46

**Total Equity** 74,689.94

**TOTAL LIABILITIES & EQUITY** **74,689.94**

# Profit & Loss 12 Month Recap

Property: Old Sweetbriar Farm HOA Reserves

Monthly recap 01/01/20 - 04/30/20 (cash basis)

	JAN 20	FEB 20	MAR 20	APR 20	TOTAL
<b>INCOME</b>					
4906 Reserve Interest	86.97	73.02	44.97	23.58	228.54
<b>TOTAL INCOME</b>	<b>86.97</b>	<b>73.02</b>	<b>44.97</b>	<b>23.58</b>	<b>228.54</b>
<b>EXPENSE</b>					
8050 Reserve Expense	0.00	0.00	0.00	7,420.00	7,420.00
<b>TOTAL EXPENSE</b>	<b>0.00</b>	<b>0.00</b>	<b>0.00</b>	<b>7,420.00</b>	<b>7,420.00</b>
<b>NET INCOME</b>	<b>86.97</b>	<b>73.02</b>	<b>44.97</b>	<b>-7,396.42</b>	<b>-7,191.46</b>



**NET INCOME SUMMARY**

	JAN 20	FEB 20	MAR 20	APR 20	TOTAL
Income	86.97	73.02	44.97	23.58	228.54
Expense	0.00	0.00	0.00	-7,420.00	-7,420.00
<b>NET INCOME</b>	<b>86.97</b>	<b>73.02</b>	<b>44.97</b>	<b>-7,396.42</b>	<b>-7,191.46</b>

